

COUNCIL  
AGENDA

AUG 2. 1977

THE COUNCIL OF  
THE CORPORATION OF THE CITY OF MISSISSAUGA

A G E N D A

TUESDAY, AUGUST 2, 1977, 9:30 A.M.

CITY COUNCIL CHAMBERS

1 CITY CENTRE DRIVE, MISSISSAUGA, ONTARIO

Prepared by: Clerk's Department  
Date: July 28, 1977  
Time: 12:00 Noon

NOTE: If the items are changed in any way,  
you will be advised prior to the  
commencement of the meeting by the  
Mayor.

COUNCILLORS AND COMMITTEE MEMBERS ARE REQUESTED TO CONTACT  
THE APPROPRIATE DEPARTMENT HEADS PRIOR TO THE MEETING IF GREATER  
EXPLANATION OR DETAIL IS REQUIRED WITH REGARD TO ANY ITEM ON THE  
AGENDA.

Reviewed by  
Acting City Manager

1. THE LORD'S PRAYER

2. MINUTES OF COUNCIL MEETINGS: July 11, 1977  
July 13, 1977

3. PRESENTATIONS

- (a) Conuncillor McKechnie will present the Coat of Arms of the Town of Malton, England on behalf of their Council to the Mississauga City Council.
- (b) Mayor R. A. Searle will present a Certificate of Recognition to representatives of the Clarkson Lions Club for their contribution to the Clarkson Arena Building Fund.

4. PUBLIC MEETING

There will be a Public Meeting at 10:30 A.M. to discuss an application from Mercury Marine Limited, registered owner of Part of Lot 7, Conc. 1, South of Dundas Street, to amend the Zoning By-law from M1 to M1 Special Section to permit the development of a bowling facility with related uses, under File 02/14/77. (See proposed By-law 444-77)

5. DEPUTATIONS

(a) FILE R.P. 957 - GOLDLIST CONSTRUCTION

Mr. L.S.D. Fogler representing Goldlist Construction, will appear before Council with respect to Block J, Plan 957, proposed senior citizens' building. Mr. Fogler is requesting a waiver by the City of Mississauga of the ordinary collection of social amenity levies and also that a foundation permit be issued. (See attachment I-1)

(b) FILE 26-77 - SUBDIVISIONS GENERAL

Mr. R. H. Baggley representing Farlinger Developments Incorporated, will appear before Council to request that the Planning Department be given the authority to approve the site plan for a proposed townhouse project to be located on the east side of Erin Mills Parkway. (See attachment I-2)

5. DEPUTATIONS CONTINUED

(c) FILE 35-77 - REGION OF PEEL

Mr. W. A. Bodrug, representing S. B. McLaughlin Associates Limited, will appear before Council to discuss the implementation of the Regional Complex Proposal.

(d) FILE 02/46/76 - N. TURK INVESTMENTS

Mr. Taub representing N. Turk Investments, will appear before Council requesting a release for processing of rezoning application 02/46/76, Part Lots 2 & 3, Plan G-14, located at 728 and 734 Dundas Street East, from the Dundas Street Study.

(e) FILE 155-77 - MISSISSAUGA VALLEY COMMUNITY CENTRE

A representative of the Mississauga Valley Community Association will appear before Council with respect to Item #966 of the General Committee Report dated July 13, 1977, concerning their assistance in the fund-raising for the Mississauga Valley Recreation Complex.

(f) FILE 02/77/75 - JAN DAVIES LTD. & JESAM INVESTMENTS

Mr. Rotenberg representing Jan Davies Ltd. & Jesam Investments, will appear before Council with respect to Item #976 of the General Committee Report dated July 13, 1977. (See attachment I-21)

6. PUBLIC QUESTION PERIOD

7. CORRESPONDENCE

- (a) INFORMATION ITEMS - I-1 to I-25
- (b) ITEMS REQUIRING DIRECTION - C-1 and C-2

8. NOTICES OF MOTION

9. REPORTS FROM MUNICIPAL OFFICERS - Attachments R-1 to R-12

R-1 - FILE 21-77 - TENDERS (TW-21-1977)

Report dated July 15, 1977, from Purchasing and Supply recommending the award for tender TW-21-1977 for the supply and installation of Vacuum Catchbasin Cleaner and High Pressure Jet Rodder Unit. To be received. Resolution Available.

R-2 - FILE 7-77 - CLERK'S GENERAL

Report dated July 12, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building granting permission to temporarily close Oran Court on August 13, 1977, for a street dance. To be received. Resolution Available.

R-3 - FILE BY-LAW 10,129-1

Report dated August 2, 1977, from Mr. R. G. B. Edmunds, Commissioner of Planning with respect to a proposed site plan for the southeast corner of Sherobee Road and Hurontario Street, West End Construction. To be received. Resolution Available.

R-4 - FILE 21-77 - TENDERS (WINSTON CHURCHILL BOULEVARD)

Report dated July 20, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, awarding the tender for the contract for Winston Churchill Boulevard, Dundas St. West northerly to Burnhamthorpe Road. To be received. By-law Available.

R-5 - FILE 21-77 - TENDERS

Report dated July 19, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, awarding the quotation for emergent and miscellaneous works in connection with the maintenance of City Sidewalks, pavements and curbs. etc. To be received. By-law Available.

9. REPORTS FROM MUNICIPAL OFFICERS CONTINUED

R-6 - FILE 21-77 - TENDERS (SAND STOCKPILING CONTRACT)

Report dated July 14, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, awarding tender for the contract for sand stockpiling. To be received. By-law Available.

R-7 - FILE 21-77 - TENDERS

Report dated July 15, 1977, from Purchasing and Supply recommending the award of quotation QW-20-1977 for the purchase of 23 Pioneer Model G1500 Semi-Automatic Truck Body Covers complete with Tie Down Kits. To be received. Resolution Available.

R-8 - FILE 21-77 - TENDERS (STREET TREE PLANTING)

Report dated July 25, 1977, from Mr. E. Halliday, Commissioner of Recreation and Parks, awarding tender TR-14-1977 for Street Tree Planting, Eglinton Avenue and Burnhamthorpe Road. To be received. By-law Available.

R-9 - FILE 21-77 - TENDERS  
FILE PN 76 124 - WILLOW LANE BRIDGE

Report dated July 18, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, awarding tender for the contract for Willow Lane Bridge, Scheme 'B', at tributary of the Credit River. To be received. By-law Available.

R-10 FILE 21-77 - TENDERS (SUPPLY OF SODIUM CHLORIDE)

Report dated July 14, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, awarding tender for the supply of Sodium Chloride. To be received. By-law Available.

R-11 - FILE 140-77 - OFFICIAL PLAN

Mr. R. G. B. Edmunds, Commissioner of Planning, will address Council regarding the status of the Official Plan.

9. REPORTS FROM MUNICIPAL OFFICERS CONTINUED

R-12 - FILE 21-77 - TENDERS (TENNIS COURT)

Report dated July 26, 1977, from Mr. E. Halliday, Commissioner of Recreation and Parks recommending the award of tender TR-13-1977, for the reconstruction of the existing tennis courts at Meadowwood Park and the construction of new courts at Crestdale Park. To be received. Resolution Available.

10. COUNCIL TO MOVE INTO COMMITTEE OF THE WHOLE TO CONSIDER REPORTS FROM COMMITTEES

Verbal motion

11. COMMITTEE REPORTS

(a) GENERAL COMMITTEE REPORT DATED JULY 13, 1977

12. COMMITTEE TO RISE

Verbal motion

13. PETITIONS - Attachment P-1

P-1 - FILE 49-77 - PETITIONS  
FILE 112-77 - TRANSIT

Petition dated July 25, 1977, signed by residents of and adjacent to Joymar Drive with respect to the traffic condition of Joymar Drive and requesting Mini Bus service and complete removal of heavy buses. To be received. Referred to staff for a report to be considered at General Committee on August 10, 1977.

14. UNFINISHED BUSINESS - Attachment UB-2

UB-1 - FILE 9-77A - TAXICAB AUTHORITY

General Committee at its meeting held July 13, 1977, referred the following recommendation of the Taxicab Authority to this meeting:

"That with effect from July 15, 1977, the minimum flat rate for fares originating out of Toronto International Airport be increased from \$3.00 to \$4.00 and that Schedule 'C' of the Taxicab Authority By-law 411-74, showing the Airport taxi fare zones, be amended accordingly."

UB-2 - FILE 155-77 - MISSISSAUGA VALLEY COMMUNITY CENTRE

General Committee at its meeting held July 13, 1977, requested a report from the City Manager with respect to the Mississauga Valley Recreation Complex, Phase II.

Attached is a report dated July 27, 1977, from Mr. E. Halliday with respect to this matter, together with a further report dated July 27, 1977, from Mr. D. Ogilvie, Commissioner of Finance. To be received. Resolution Available.

15. BY-LAWS

Verbal motion for required number of readings.

- #426-77 - A By-law to amend By-law No. 234-75, as amended. (This by-law is with respect to the parking meter replacement programme - Port Credit. This is as recommended by General Committee on July 13, 1977).

THREE READINGS REQUIRED

- #427-77 - A By-law to amend By-law No. 234-75, as amended. (This by-law alters the stop control at the Chriseden Drive and Woodeden Drive intersection to accommodate the new reconstruction design. This is as recommended by General Committee on July 13, 1977).

THREE READINGS REQUIRED

15. BY-LAWS CONTINUED

- #428-77 - A By-law to amend By-law No. 234-75, as amended. (This by-law includes The Credit Woodlands, Forestwood Drive, McBride Avenue between Erindale Station Road and Forestwood Drive, Westlock Road and Cedarglen Gate under Section IX, "No Heavy Trucks". This is as recommended by General Committee on July 13, 1977).

THREE READINGS REQUIRED

- #429-77 - A By-law to authorize the acceptance and execution of a Grant of Easement. (This is a Grant of Easement from Canadian Admiral Corporation Ltd. for a storm sewer over Part Lot 11, Conc. 2, S.D.S., Part 4, Plan 43R-3851 in connection with the Cawthra Creek Diversion. This is as recommended by General Committee on July 13, 1977).

THREE READINGS REQUIRED

- #430-77 - A By-law to authorize execution of a contract for the asphalt resurfacing of various streets in the City of Mississauga and to rescind By-law No. 344-77. (Contract awarded to Graham Brothers Construction Limited).

THREE READINGS REQUIRED

- #431-77 - A By-law to authorize the temporary borrowing of \$275,000.00 (all of which is to be debentured) pending the issue and sale of debentures. (This by-law provides for the temporary financing for the construction of a training tower and other training facilities at 1715 Britannia Road East as set out in By-law 161-77).

THREE READINGS REQUIRED

- #432-77 - A By-law to change the name of a public highway in the City of Mississauga (Portion of Hamilton Avenue being renamed Meadows Boulevard).

TWO READINGS REQUIRED

15. BY-LAWS CONTINUED

- #433-77 - A By-law to authorize the execution of an Agreement of Purchase and Sale. (This is an agreement between the Corporation and Pearl Ivy Louville Sparling by her Interim Committee, Muriel Elma Potts for lands being composed of Part Lot 1, Plan STR-4, for use by the Streetsville Library. This is as recommended by Council on July 11, 1977).

THREE READINGS REQUIRED

- #434-77 - A By-law to authorize the execution of an Agreement with the Canadian Union of Public Employees, Local 66, for the year 1977. (This is as recommended by Council on May 18, 1977).

THREE READINGS REQUIRED

- #435-77 - A By-law to authorize execution of a contract for the reconstruction of Winston Churchill Boulevard between Dundas St. and Burnhamthorpe Road. (Awarded to Warren Bitulithic Limited).

THREE READINGS REQUIRED

- #436-77 - A By-law to authorize execution of a contract for Emergent and Miscellaneous works in connection with the maintenance of City sidewalks, pavements and curbs, etc. (Awarded to M.S.O. Construction Ltd., Gazzola Paving Limited and Warren Bitulithic Limited).

THREE READINGS REQUIRED

- #437-77 - A By-law to authorize execution of a contract for the supply, delivery and stockpiling of winter sand as required by the City of Mississauga. (Awarded to Sherman Sand and Gravel Limited).

THREE READINGS REQUIRED

15. BY-LAWS CONTINUED

- #438-77 - A By-law to authorize execution of a contract for the construction of a concrete box culvert and related roadworks at Willow Lane crossing the tributary of the Credit River. (Contract awarded to Bramall and Company Construction Limited).

THREE READINGS REQUIRED

- #439-77 - A By-law to authorize execution of a contract for the supply of Sodium Chloride as required by the City of Mississauga. (Contract awarded to Iroquois Salt Products Limited).

THREE READINGS REQUIRED

- #440-77 - A By-law to establish certain lands as part of the municipal highway system. (This by-law lifts the one foot reserve on R.P. 885 and establishes same as part of Steveles Crescent).

THREE READINGS REQUIRED

- #441-77 - A By-law to establish certain lands as part of the municipal highway system. (This by-law lifts 2 one foot reserves on R.P. 875 and establishes same as parts of Drew Road).

THREE READINGS REQUIRED

- #442-77 - A By-law to authorize the execution of an Engineering Agreement and a Financial Agreement between Dundas Holdings Limited and the Corporation of the City of Mississauga. (File T-25067, Dundas Holdings Ltd. - Lands located south of Dundas St. W., east of Glengarry Road. All requirements have been satisfied).

THREE READINGS REQUIRED

15. BY-LAWS CONTINUED

- #443-77 - A By-law to authorize the execution of a Financial Agreement between Cedar Heights Construction Limited and the Corporation of the City of Mississauga. (File T-24181, Phase II Cedar Heights Construction Ltd. - Lands located north of Dundas St., east of Cawthra Road).

THREE READINGS REQUIRED

- #444-77 - A By-law to amend By-law Number 5500 as amended. (File 0Z/14/77, Mercury Marine Ltd. - Lands located east of Stanfield Road, south of Dundas Street).

THREE READINGS REQUIRED

- #445-77 - A By-law to authorize the execution of a contract for Municipal Purposes. (This by-law awards the tender for TR-14-1977, Street Tree Planting, Eglinton Avenue and Burnhamthorpe Road to Litz Landscaping and Enterprises Limited).

THREE READINGS REQUIRED

- #446-77 - A By-law to establish certain lands as part of the municipal highway system. (This by-law lifts a one foot reserve on R.P. M-194 and establishes same as Vermouth Ave.).

THREE READINGS REQUIRED

- #163-77 - A By-law pursuant to the Municipal Act, R.S.O. 1970, c. 284, s. 361 to designate an area as an Improvement Area. (This by-law designates an improvement area to be known as the Port Credit Business Improvement District).

THIRD READING REQUIRED

15. BY-LAWS CONTINUED

- #641-75 - A By-law to authorize an application to the Ontario Municipal Board for approval of a capital expenditure in the amount of \$90,000.00 all of which is to be debentured for the acquisition of land for library purposes in the City of Mississauga.

THIRD READING REQUIRED

- #447-77 - A By-law to authorize the execution of an Engineering Agreement and a Financial Agreement between Talka Construction Ltd. and the Corporation of the City of Mississauga. (File T-76048, Phi International Inc. (Talka Const.) - Lands Located north of Lakeshore Rd. west of the unopened road allowance of Bexhill Rd. & south of the CNR tracks).

THREE READINGS REQUIRED

- #448-77 - A By-law to authorize the temporary borrowing of \$2,475,000.00 (of which \$515,000.00 is to be debentured) pending the issue and sale of debentures. (This by-law provides for the purchase of thirty buses and fare boxes as set out in By-law 235-77).

THREE READINGS REQUIRED

16. MOTIONS

- (a) To adopt General Committee Report of July 13, 1977.
- (b) To award tender TW-21-1977 for the supply and installation of Vacuum Catchbasin Cleaner and High Pressure Jet Rodder Unit.
- (c) To grant permission to temporarily close Oran Court on August 13, 1977, for a street dance.
- (d) To approve the site plan for part of Lot 15, Conc. 1, S.D.S., and part of Block A, R.P. 942, West End Construction Ltd. under file By-law 10,129.

16. MOTIONS CONTINUED

- (e) To approve the accounts paid by the Treasurer for the month of June, 1977.
- (f) Motion re to amend the Building Code Act, 1974.
- (g) Motion to assume works and release securities with respect to R.P. 944, Valentine Gardens.
- (h) To award tender for the purchase of 23 pioneer model G1500 Semi-Automatic Truck Body covers complete with tie down kits.
- (i) To make application to the Ontario Municipal Board for approval of City of Mississauga Restricted Area By-law 361-77.
- (j) To make application to the Ontario Municipal Board for approval of City of Mississauga Restricted Area By-law 363-77.
- (k) To make application to the Ontario Municipal Board for approval of City of Mississauga Restricted Area By-law 364-77.
- (l) To make application to the Ontario Municipal Board for approval of City of Mississauga Restricted Area By-law 362-77.
- (m) To make application to the Ontario Municipal Board for approval of City of Mississauga Restricted Area By-law 359-77.
- (n) To make application to the Ontario Municipal Board for approval of City of Mississauga Restricted Area By-law 278-77.
- (o) To advise the Ontario Municipal Board that By-law 400-77 is in conformity with the Official Plan for the City of Mississauga Planning Area.
- (p) To advise the Ontario Municipal Board that By-law 421-77 is in conformity with the Official Plan for the City of Mississauga Planning Area.
- (q) Motion re Mississauga Valley Community Centre Complex.

16. MOTIONS CONTINUED

- (r) Motion re realignment of Derry Road around Meadowvale Village. (L. Taylor)
- (s) Motion re alteration of school support, Mr. & Mrs. Lawrence Murphy of 1221 Shadeland Drive.
- (t) To award tender TR-13-77 for the tennis courts.
- (u) Motion to assume works and release securities with respect to R.P. M-1, Nikanna Subdivision.
- (v) Motion to release securities with respect to C.A. "B" 109-75, Cape Developments Limited.

17. NEW BUSINESS

18. BY-LAW TO CONFIRM PROCEEDINGS OF COUNCIL AT THIS MEETING

Verbal motion for required number of readings.

19. ADJOURNMENT

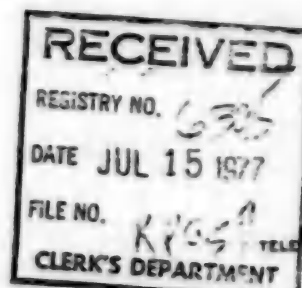
Verbal motion

**SIEGAL, FOGLER**  
BARRISTERS & SOLICITORS

HAROLD M. SIEGAL, O.C.  
MICHAEL H. APPLETON  
RICHARD A. BAIN  
ALAN M. SCHWARTZ  
MARTIN L. MIDDLESTADT  
MARTIN R. KAPLAN

LLOYD E. D. FOGLER, O.C.  
SYDNEY M. CONN  
EDWARD SONSHINE  
LESLIE G. DOLLINGER  
JOEL B. KOHM  
RICHARD S. SUTIN

July 12, 1977



TELEPHONE 964-9700  
SUITE 2700  
390 BAY STREET  
TORONTO, CANADA  
M5H 2Y1

I-1

REPLY TO: L.S.D. Fogler  
Our File No. 77/1214

City of Mississauga  
Clerk's Department  
1 City Centre Drive  
Mississauga, Ontario, L5B 1M2

Attention: Mr. Gregg Bewick

Re: Goldlist Construction and City of  
Mississauga  
Re: Block J, Plan 957  
Re: Proposed Senior Citizens' Building,  
part Block J

Dear Sirs:

We are writing to you in connection with the social amenity levies ordinarily chargeable upon the erection of apartment buildings in your municipality.

The first of the buildings to be erected on Block J is a senior citizens' building containing 168 suites. We would like to apply on behalf of Goldlist Construction Limited for a waiver by the City of Mississauga of the ordinary collection of social amenity levies. The aggregate amount involved will be about \$27,000.00.

The reason we are making this application is in order that the cost of this building can be kept to an absolute minimum, with a view to passing along the maximum amount of savings to Ontario Housing Corporation, which must in effect provide low cost housing for senior citizens.

We understand that there is considerable

✓ TO BE RECEIVED.  
COPY HAS BEEN SENT  
TO W. TAYLOR.

.....2

J-1(a)

SIEGAL, FOGLER

City of Mississauga

- 2 -

July 12, 1977

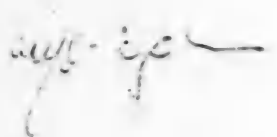
precedent in your municipality for waiver of these levies on construction of senior citizens' housing.

Will you be good enough to include the writer as a deputation to your Council at your next meeting on Tuesday, August 2nd next. We understand that this is a matter which Council must deal with, and we would appreciate the opportunity of expressing the views of our client.

Yours truly,

SIEGAL, FOGLER

Per:



LF/PS



Viljoen &  
Baggley  
Architects  
& Planners

#7727

July 13, 1977

Mr. T. L. Julian, A.M.C.T.  
The City of Mississauga  
1 City Centre Drive  
Mississauga, Ontario  
L5B 1M2

Dear Sir:

re: Proposed Townhouse Project  
Erin Mills - Farlinger Developments Inc.

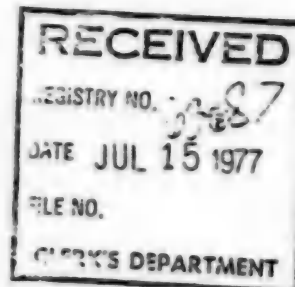
We as architects are presently involved in the planning and design of the above project. Our Client is Farlinger Developments Incorporated, 607 Yonge Street, Suite #301, Toronto, Ontario, M4Y 2P4. The project site is located on the east side of Erin Mills Parkway, directly opposite the information centre designated as Block F.F. (see enclosed location plan).

The project consists of 83 to 85 townhouse units and a sales/recreation centre.

The units range in size from 1,300 square feet to 1,800 square feet and are a maximum of two storeys high with a density on the site of slightly less than ten units per acre. We have had an initial meeting with Mr. Lethbridge of the Mississauga Planning Department at which he was familiarized with the planning concept. He indicated that the plans should be shown to Mr. Hooper, the Ward Councillor and if favourably received we could then arrange a time to appear before Council for deputation. At that time we would hope that Council would give permission for the Planning Staff to deal with the project for the site plan approval process.

The project was shown to Mr. Hooper on July 13th and was received favourably.

✓ TO BE RECEIVED.  
COPY HAS BEEN SENT  
TO R. EDMUNDS.





J-2(a)

Page 2

In light of this, we would like to appear on August 2nd for Deputation before Council. We understand that this is the first available Council Meeting date.

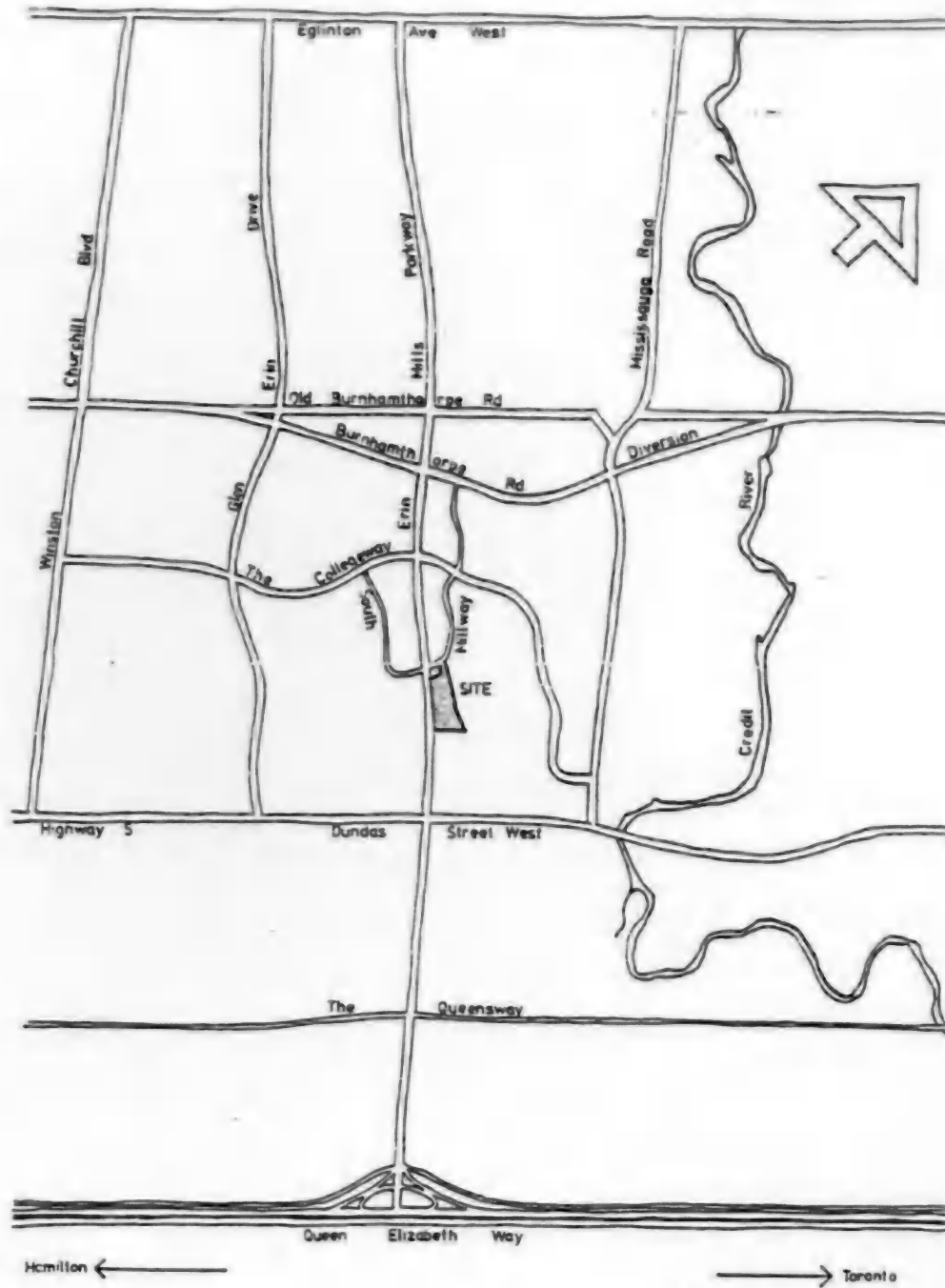
Thanking you for your consideration and cooperation.

Sincerely,

Richard H. Baggley  
RHB:jw

c.c. Mr. J. Lethbridge, The Planning Department, City of  
Mississauga  
Ward Councillor Hooper, The City of Mississauga  
Mr. P. Farlinger, Farlinger Developments Incorporated  
Mr. A. Bielecki, Farlinger Developments Incorporated

I-2(6)



Viljoen & Baggey  
Architects & Planners

2510 Yonge street  
Ontario  
Telephone

Toronto  
M4P 2H7  
482-3211

Sheet

Title

Scale

1/8" = 1'-0"

Date

July 11, 77

Drawn by

Project no.

7727

Client

Farlinger Developments Inc.

Project

Name

Sawmill Creek Project

Erin Mills Ont

Drawn by

I-3



H. M. YACHT BRITANNIA

At Middlesbrough,  
14th July, 1977

*My dear Mr. Mayor.*

The Lord Provost of Glasgow has forwarded a copy of a letter handed to him by Councillor Frank J. McKechnie from Mississauga containing a message of greetings from the Council of the City of Mississauga.

I have laid this before The Queen who has asked me to convey her warm appreciation for your kind and loyal good wishes on the occasion of her Silver Jubilee.

*Yours sincerely,*

*Philip*

The Mayor of Mississauga.

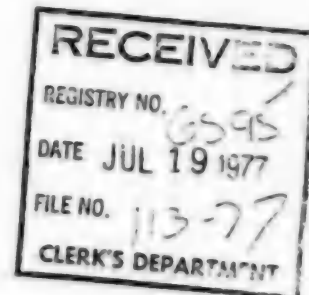
TO BE RECEIVED



I-4  
The Regional Municipality of Peel

July 15, 1977

Mr. T. L. Julian  
Clerk  
City of Mississauga  
One City Centre Drive  
Mississauga, Ontario  
L5B 1M2



Dear Mr. Julian:

Subject: Hydrogeological Study Report, Mississauga Landfill Site "B"  
Our Reference PW-160-77

On July 7, 1977, the Public Works Committee considered a report with respect to the hydrogeological study of Mississauga Landfill Site "B". A copy of the report is enclosed for your information.

Council on July 14, 1977, approved the following recommendation of the Committee:

"That the "Hydrogeological Study Report, Mississauga Landfill Site B" be received and that Site B (400 acres) be identified as acceptable for landfill purposes subject to environmental approvals;

And further, that the City of Mississauga be requested to protect Site 4 part 1 (200 acres) and Site B (400 acres) for landfilling purposes by the planning process;

And further, that the City of Brampton and the Town of Caledon be requested to protect potential landfill areas by the Planning process and that the Region proceed with an analysis of sites so designated. "

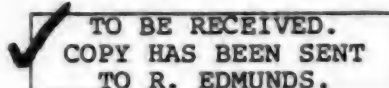
Would you please bring the above resolution to the attention of your Council.

Richard L. Frost, M.A.  
Regional Clerk

  
DAH

enc.

cc: W. J. Anderson, Commissioner of Public Works





4(A)

16

# The Regional Municipality of Peel

June 23, 1977.  
File # 10-04-A  
# 15-01-D

Chairman and Members  
PUBLIC WORKS COMMITTEE  
The Regional Municipality of Peel

Subject: Hydrogeological Study - Site "B"

Please find enclosed with this report, a copy of the report entitled:

"Hydrogeological Study Report  
Mississauga Landfill Site "B"  
Concession 10 W.H.S. Lots 4 & 5  
City of Mississauga  
for  
The Regional Municipality of Peel"

This report by Gartner Lee Associates Limited was reviewed by the Technical Committee On Solid Waste Disposal and indicates that Site "B" is "suitable for a controlled, well designed and operated solid waste facility". However, Site "4", the Central Britannia Road Sanitary Landfill Site, still remains as the prime site as determined by previous comparison reports.

In determining recommendations with respect to this report and Site "B" the following concerns were considered:

- a) Any decision from this Committee should be based strictly from a Waste Management point of view.
- b) Site "4" is still the preferred site.
- c) The Solid Waste Management study indicates that Peel will require 871 acres of landfill capacity for the period 1975 - 2000. (without recovery programs)
- d) Sites "4" and "B" have been investigated hydrogeologically and both have been identified as potential locations for landfill operations. Site "4" has approximately 510 acres (including Parts 1, 2 & 3) and Site "B" has 400 acres.

I-4(B)

16-2

June 23, 1977.

- e) As a result of environmental constraints, airport constraints and development planning, the potential landfill capacity in the City of Mississauga has been limited to Sites "4" and "B" or about 910 acres.
- f) The City has and will probably continue to produce approximately 2/3 of the Region's solid waste. Therefore by the year 2000, the City will consume approximately 580 acres by itself.
- g) The landfill capacity in the City will eventually be exhausted and future sites will have to be developed in Brampton and Caledon, to which all of the City's solid waste will have to be transported. In this respect, the Region, as a whole, has only a finite landfill capacity and all potential areas should be protected and conserved. Past investigations, as demonstrated in the Solid Waste Area Study constraint maps, have identified several target areas in Brampton and Caledon for possible landfill purposes.
- h) The Solid Waste Management Study only evaluates the problem to the year 2000. Obviously, solid waste will be generated past this point in time and therefore this finite landfill capacity in the City should be protected and operated as efficiently as possible regardless of the length of time the sites are used.
- i) Resource recovery programs will help to conserve the limited landfill capacity but should not be viewed as strictly an alternative. Also about 30 percent of the waste will still have to be landfilled.
- j) The protection of Site "4" (Parts 1, 2 & 3) for landfill purposes is not contrary to previous Council approval (76-260-14) which states "That the decision to expand landfill Site "4" to Parts 2 and/or 3 not be made at this time but be delayed until confirmation of the impact of resource recovery programs is established, with the delay time not to exceed 1980". In this respect, only Part 1 of Site "4" (200 acres) has been included in the Region's application for a landfill site. The decision to include Parts 2 and 3 has not been made and these lands should be protected to allow for future Council decisions. By not protecting Parts 2 and 3 the City is deciding that Site "4" will only be limited to Part 1, contrary to Council's adopted recommendation that no decision should be made until 1980. In fact, the draft Official Plan of the City of Mississauga proposes these expansion areas for Urban Development.

I-4(c)

PUBLIC WORKS COMMITTEE

- 3 -

June 23, 1977.

- k) Mr. P. E. Allen, Commissioner of Planning and Mr. Wm. J. Anderson, Commissioner of Public Works are working on joint Official Plan proposals for Waste Management which will identify potential landfill areas in Brampton and Caledon. These proposals will be reviewed at a joint meeting of the Engineers and Planners from the Area Municipalities.

THEREFORE IT IS RECOMMENDED THAT:

- 1) The "Hydrogeological Study Report Mississauga Landfill Site B" be received.
- 2) Site "B" (400 acres) be identified as acceptable for landfill purposes subject to environmental approvals.
- 3) The City of Mississauga be requested to protect Site "4" including Parts 1, 2, & 3 (510 acres) and Site "B" (400 acres) for landfilling purposes by the Planning process.
- 4) The City of Brampton and the Town of Caledon be requested to protect potential landfill areas by the Planning process.

FCC/pa

Encl.

c.c. R. L. Frost.



W. J. Anderson, P. Eng.,  
Commissioner of Public Works.  
Chairman, Waste Management  
Technical Committee.

AGREEA



I-4(d)

OFFICE OF THE CHAIRMAN

THE REGIONAL MUNICIPALITY OF PEEL

6th July, 1977.

To Members of Council of the Regional Municipality of Peel.

Ladies and Gentlemen,

The Report on the Public Hearing on the application of the Region for a Certificate of Approval for a waste disposal site for landfilling, to be located on Concession III, West of Hurontario Street, in the City of Mississauga, has been received and is available for perusal by any interested parties, in the Clerk's Department.

The following are the conclusions and recommendations made by the Members of the Board who heard evidence on the application.

Conclusions and Recommendations.

Sufficient evidence was brought forth at the Hearing to demonstrate, beyond all question, the serious urgency which is now facing the Region with respect to acquiring a landfill site to meet its present and future waste disposal needs. While concurring with the viewpoint expressed at the Hearing that waste management decisions of this importance should not have to be made in the face of emergency situations, the Board, nevertheless, recognizes that responsibility for this present crisis cannot be placed upon the Region alone, in that the situation existed, to some extent, before the Region was established in 1974.

In any case, the Board strongly supports the Region's current long term waste management planning, including its plans for resource recovery and its adoption, in principle, of the Reed proposal.

As for the current Application before the Board, the Board carefully weighed all the evidence brought before it with respect to the suitability of Site 4 (the Central Britannia Road Site) as a landfill site. It evaluated, as well, the relative merits of Site B in Concession X.

continued....

I-4(e)

2.

After due consideration, the Board concluded that Site 4 could be developed in an environmentally safe manner and with minimum social disruption.

Based on the following reasons, therefore, the Board recommends that the Application with respect to Site 4 be approved (subject to the submission of satisfactory plans and specifications):

- (1) the site is considered to be suitable from a hydrogeological point of view for the disposal of solid wastes;
- (2) the site is located near the centroid of the Region's solid waste generation;
- (3) the site is separated from both existing and anticipated urban development. (The proximity of the Toronto International Airport will, undoubtedly, place restrictions on urban development in this area in the future).

While strongly endorsing the resource recovery proposal being advanced by the Region, the Board recognizes the validity of the concerns expressed by a number of private citizens at the Hearing that a resource recovery facility could conceivably prolong the life of the site operation somewhat beyond the 12 years envisaged by the Region. The Board, therefore, recommends that consideration be given to limiting the operational life of this site to 12 years. The Board feels that if assurances of this kind could be given to those people who would be most directly affected by the landfill operation, the proposal might be more acceptable to them.

With reference to the possibility of Site 4 being expanded, at some future date, to include the property immediately to the west of the site, and, also the possibility of Site 4 being used for the disposal of liquid industrial wastes, the Board reserved comment on these two issues in that they are beyond the scope of this present Application, and would have to be made the subject of further Public Hearings if they were to be considered."

Item 16 on the Public Works Agenda of 7th July, 1977, deals with the issue of the protection of lands in addition to those considered in Site 4 by the Environmental Assessment Board at the Hearing, as well as Site B (400 acres).

continued.....

I-4(c)

3.

You will note that in the conclusions and recommendations the Members of the Board recommend that consideration be given to limiting the operational life of this site to 12 years, and I concur in this recommendation. I do not recommend the adoption of Item 3 of Mr. Anderson's Report of 23rd June, 1977, as I feel that it would be a breach of faith with the citizens in the area of Site 4, who have been very considerate in their evidence and comments at the Environmental Assessment Board Hearings. To be sure, the Region must plan for the future, but I do not believe it fair to burden one particular community of the Region with a sanitary landfill facility of unlimited duration.

I will be prepared to answer any questions on the above at the Public Works Committee Meeting on 7th July, 1977.

LHP/Mnc.

Louis H. Parsons,  
Chairman.

1-0  
WEIR AND MARKSON

Barristers, Solicitors, Notaries

MICHAEL E. WEIR, O.C.

JOSEPH E. MARKSON, B.A., LL.B.

WILLIAM E. MATHERS, B.A., LL.B.

COUNSEL

CLAIR TOOE, O.C.

TELEPHONE 278-7830  
AREA CODE 416  
TELECOMER NO. 416-278-2830

CANADA TRUST BUILDING  
2580 HURONTARIO STREET  
MISSISSAUGA, ONTARIO  
L5B 1N5

July 25th, 1977

The Clerk,  
City of Mississauga,  
One City Centre Drive,  
Mississauga, Ontario.  
L5B 1M2

Dear Sir:

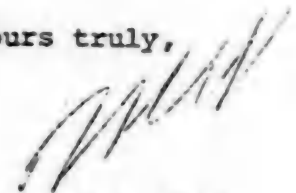
Re: Arpege Developments  
- Your File # T-25359

RECEIVED
REGISTRY NO. 6-367
DATE JUL 26 1977
FILE NO. T-25359
CLERK'S DEPARTMENT

Kindly be advised that our client is requesting that they obtain permission to pre-service the property prior to registration.

We would appreciate if consideration could be given for this request as soon as possible.

Yours truly,

  
MICHAEL E. WEIR

MEW:cc

TO BE RECEIVED.

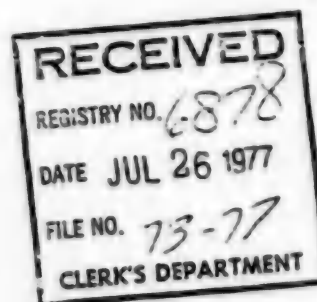
copy



THE DUFFERIN-PEEL  
ROMAN CATHOLIC  
SEPARATE SCHOOL BOARD

I-6

July 20th, 1977



Mrs. Ellen Alexander  
Secretary  
Ward 4 Council  
c/o City of Mississauga  
1 City Centre Drive  
Mississauga, Ontario L5B 1M2

Dear Mrs. Alexander:

Your letter dated July 11th with your resolution requesting that the Separate School Board hold its options on property until the option expires was considered by the Board at its Regular Meeting on Tuesday, July 19th. The Board by resolution requested staff to advise you that designated Separate School sites are not purchased from the developer until a school facility has been approved by the Ministry of Education. The option to purchase a school site will be held until the community is fully developed or when the Board has decided that the long-term school needs have been satisfied.

The Board also directed that a copy of this letter be forwarded to the City of Mississauga.

Very truly yours,

DUFFERIN-PEEL R.C.S.S. BOARD

*R.E. LeMay*

R.E. LeMay  
Superintendent of Business Affairs

REL:md

c.c. City of Mississauga Council ✓  
(enclosure)

TO BE RECEIVED.

J-6A)



RECEIVED

JUL 14 1977

July 11, 1977.

Dufferin Peel Roman  
Catholic Separate School Board,  
100 Dundas St. West,  
Mississauga, Ontario.

Dear Sirs,

I have been instructed by the Ward 4 council to forward to your attention the following resolution adopted at its meeting of June 16, 1977:-

"The Ward 4 council requests that where both the Public and Separate School Boards presently hold options on property for school sites, that these options should be held until the option expires."


The Ward 4 council comprises:-

Mr. Emil Jursa - Applewood Hills Homeowners Association,  
Mr. John Callahan - Mississauga Valleys Community Association,  
Mr. Nick Vritsios - The Cherry Hill Homeowners Association,  
Mr. Al Howard - Meadowvale Village Community Association,  
Mrs. Sherry Lee - Erin Mills Peoples Organization,  
Mrs. Susan Bools - The Meadowvale West Homeowners Association.

As well, the Ward 4 council has the following members:-

Mr. Douglas Paton - Peel Board of Education, Trustee Ward 4,  
Mr. John McGibbon - Peel Board of Education, Trustee Ward 4,  
Mr. David Nesbit - Citizen Member, Parks & Recreation Committee,  
Mr. Don Gardiner - Citizen Member, Taxicab Authority,  
Mr. Peter Carlson - Citizen Member, Condominium Development Comm.,  
& Secty, P.C.A.  
Mrs. Verna Flowers - Citizen Member, Environmental Advisory Board,  
Mr. Larry Taylor - Councillor, Ward 4.

Sincerely,

  
Ellen Alexander (Mrs)  
Secretary,  
Ward 4 Council.



## CREDIT VALLEY CONSERVATION AUTHORITY

MEADOWVALE, ONTARIO L0J 1K0

Telephone 451-1615

WHEN REPLYING KINDLY QUOTE  
THIS FILE NUMBER

July 14<sup>th</sup>, 1977

City of Mississauga  
1 City Centre Drive  
Mississauga, Ontario  
L5M 1M2

Attention: Mr. Terence L. Julian  
City Clerk

RECEIVED

REGISTRY NO. 6439

DATE JUL 15 1977

FILE NO. 54-77

CLERK'S DEPARTMENT

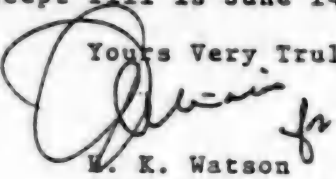
Dear Mr. Julian

Re: A. E. Crookes Park - Resumption  
of Landfill Operations

The following resolution was passed at the May 18th 1977 meeting of the Credit Valley Conservation Authority Water Management Advisory Board and ratified by the Executive Committee on June 3, 1977.

23 WM 77 Resolved that the Credit Valley Conservation Authority re-open A.E. Crookes Park to landfill and that the City of Mississauga be advised that this action will be taken unless an objection is received. Furthermore, that the City be advised that the Ministry of the Environment is satisfied with the water quality monitoring and that no pollution is being caused by this landfill. The proposed date for re-opening the site to accept fill is June 14, 1977.

Yours Very Truly

  
M. K. Watson  
General Manager

FJW/eb

✓ TO BE RECEIVED. COPY HAS  
BEEN SENT TO E. HALLIDAY  
AND W. TAYLOR

I-8

HIGHDALE INVESTMENTS LIMITED

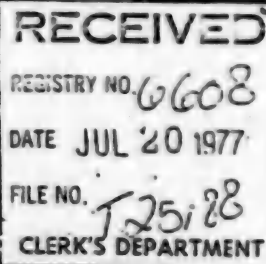
Telephone  
537-1266

1576 Bloor Street West  
TORONTO, Ontario  
M6P 1A4

Refer to: Joseph J. Janoscik

City of Mississauga  
Clerk's Department  
1 City Centre Drive  
MISSISSAUGA, Ontario

Attention: Mr. T. L. Julien,  
City Clerk



RE: HIGHDALE INVESTMENTS LIMITED  
File T-25188  
City of Mississauga File No. 16 111 74069

Dear Mr. Julien:

In consideration of the City of Mississauga allowing services being installed in the subject proposed subdivision, prior to registration of the plan, the company (as owner) covenants and agrees as follows:

- 1) The developer acknowledges that by proceeding with these services in advance of registration of a plan of subdivision, the developer is doing so totally at his own risk.
- 2) To allow the City, it's employees, servants and agents, to enter the lands at all reasonable times for all reasonable purposes, including and without limiting the generality of the foregoing, for all necessary inspections, and to correct any drainage problems, and to correct or eliminate any other nuisance, such as dust, garbage and debris, excavations, old buildings, etc., and the cost incurred by the City in so doing shall be charged to the owner.
- 3) To submit a cash deposit as required by the engineering agreement (5% or a maximum of \$10,000.00).
- 4) To indemnify the City, it's employees, servants and agents (Hydro Mississauga and Region of Peel) against all actions, causes of action, suits, claims and demands whatsoever, which ever may arise directly or indirectly by reason of the pre-servicing, and the owner undertaking the construction of the work within the proposed subdivision.

.....2

TO BE RECEIVED.

1-8(A)

July 14, 1977

- HIGHDALE INVESTMENTS LIMITED**

cc: G. Eric Hanson Associates Limited  
cc. Mr. S. D. Dawson. P. Eng.



July 6, 1977

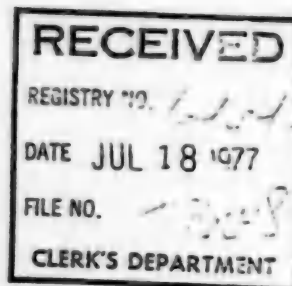
City of Mississauga  
1 City Centre Drive  
Mississauga, Ontario

Attn: Mr. T. Julian  
City Clerk

Re: Phi International Inc.  
Talka Development - T-76048  
Town File #16 111 75120



Engineers  
Developers  
Builders  
Investors



Dear Sir:

In consideration of the City of Mississauga allowing services to be installed in the subject proposed subdivision, prior to registration of the plan, the company (as owner) covenants and agrees as follows:

1. The developer acknowledges that by proceeding with these services in advance of registration of a plan of subdivision, the developer is doing so totally at its own risk.
2. To allow the City, its employees, servants and agents, to enter the lands at all reasonable times and for all reasonable purposes, including and without limiting the generality of the foregoing, for all necessary inspections, and to correct any drainage problems, and to correct or eliminate any other nuisance, such as dust, garbage and debris, excavations, old buildings, etc., and the cost incurred by the City in so doing shall be charged to the owner.
3. To submit a cash deposit, as required by the Engineering Agreement, (5% for a maximum of \$10,000.00).
4. To indemnify the City, its employees, servants and agents (and the Hydro Commission and Water Commission), against all actions, causes of actions, suits, claims and demands whatsoever, which may arise either directly or indirectly by reason of the preservicing, and the owner undertaking the construction of the work within the proposed subdivision.

...Continued...Page 2...

TO BE RECEIVED.

P.O. Box 66  
Mississauga, Ontario  
Tel. (416) 279-0111  
Telex 06-23527

1-4(A)

City of Mississauga

-2-


July 6, 1977

Mr. T. Julian

5. To proceed with the development in accordance with the attached Schedule of Performance, and should active development of the land come to a termination, to smooth, grade and seed the site to renew vegetation, and prevent erosion problems, and upon any failure in performing this obligation, to allow the City to enter upon the lands and carry out the work deemed necessary by the Engineering Department, with the costs incurred by the City to be a charge upon the owner.
6. To allow the City to draw on the cash deposit under Clause 3 above for the completion of any works considered necessary by the City Engineer including those indicated under Clauses 2 and 5 and other works such as rectification of drainage problems and cleanup of existing roads upon verbal notification to the Consulting Engineer.
7. To require these undertakings and covenants to be assumed by any successor in title, to the effect that the obligations and covenants herein shall be binding upon executors, administrators, successors and assigns.

Yours very truly,

PHI INTERNATIONAL INC.



G. N. Farantatos  
President

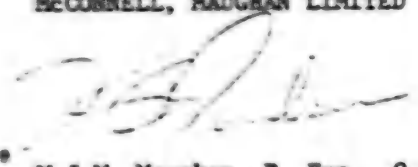
GNF/dhm

J-9(8)

SCHEDULE

As soon as approval is received from the City Engineer, we propose to commence construction of underground works and basement foundations in accordance with the Engineering Agreement and continue to completion as soon as possible.

McCORMELL, MAUGHAN LIMITED

  
M.J.M. Maughan, P. Eng., O.L.S.  
Vice President

MJM:dl

July 6, 1977

1-10

VICTOR L. PALERMO, LL.B.  
FRANK BORGATTI, B.A., LL.B.

## PALERMO & BORGATTI

BARRISTERS & SOLICITORS

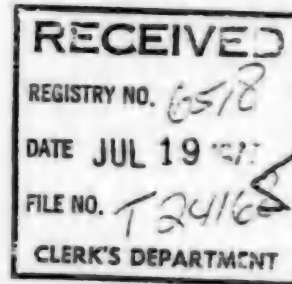
SUITE 310, 1415 LAWRENCE AVE. WEST, TORONTO M6L 1A9 • (416) 248-8653

July 13th, 1977.

Mr. T. Julien,  
City Clerk,  
City of Mississauga,  
1 City Centre Drive,  
Mississauga, Ontario.  
L5B 1M5

Dear Sir:

Re: Crestdale Developments Limited,  
File T-24165  
City of Mississauga File No. 16 111 65054



In consideration of the City of Mississauga allowing services being installed in the subject proposed subdivision, prior to registration of the plan, the company (as owner) covenants and agrees as follows:

- 1) the developer acknowledges that by proceeding with these services in advance of registration of a plan of subdivision, the developer is doing so totally at his own risk.
- 2) To allow the city, its employees, servants and agents, to enter the lands at all reasonable times for all reasonable purposes, including and without limiting the generality of the foregoing, for all necessary inspections, and to correct any drainage problems, and to correct or eliminate any other nuisance, such as dust, garbage and debris, excavations, old buildings, etc., and the cost incurred by the City in so doing shall be charged to the owner.
- 3) To submit a cash deposit as required by the engineering agreement (5% for a maximum of \$10,000.00).
- 4) To indemnify the City, its employees, servants and agents (Hydro Mississauga and Region of Peel) against all actions, causes of action, suits, claims and demands whatsoever, which ever may arise directly or indirectly by reason of the pre-servicing, and the owner undertaking the construction of the work within the proposed subdivision.
- 5) To proceed with the development in accordance with the attached schedule of performance, and should active development of the land come to a termination, to smooth, grade and seed the site to renew vegetation, and prevent erosion problems, and upon any failure in performing this obligation, to allow the City to enter upon the lands and carry out the work deemed necessary by the Engineering Department, with the costs incurred by the City to be a charge upon the owner.

TO BE RECEIVED.

.....2

- 2 -

I-10(A)

VICTOR L. PALERMO, LL.B.  
FRANK BORGATTI, B.A., LL.B.

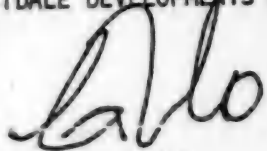
**PALERMO & BORGATTI**  
BARRISTERS & SOLICITORS

SUITE 310, 1415 LAWRENCE AVE. WEST, TORONTO M6L 1A9 • (416) 248-8653

- 6) To allow the City to draw upon the cash deposit under clause 3 above for the completion of any works considered necessary by the Commissioner of Engineering, Works and Building Department, including these indicated under clauses 2 and 5 and other works, such as rectification of drainage problems and clean-up of existing roads upon verbal notification to the consulting engineer.
- 7) To require these undertakings and covenants to be assumed by any successor in title, to the effect that obligations and covenants herein shall be binding upon executors, administrators, successors and assigns.

Yours very truly,

CRESTDALE DEVELOPMENTS LIMITED  
PER:



VICTOR L. PALERMO,  
Vice-President.

VLP/cw

c.c. - G. Eric Hanson Associates Limited  
Mr. S. D. Lawson, P. Eng., City of Mississauga

I-11

July 21st, 1977

4034 Mississauga Road North  
Mississauga, Ontario

The Council  
The Corporation of the City of Mississauga  
1 City Center Drive  
Mississauga, Ontario

Re: Notice of Intention to Designate  
McNichol House  
File 178-177

RECEIVED
REGISTRY NO. 6857
DATE JUL 25 1977
FILE NO. 178-77
CLERK'S DEPARTMENT

Dear Ladies and Gentlemen:

Our residence is being considered for "Designation" as a Heritage House under the Ontario Heritage Act by the Council of Mississauga.

Such Designation is to our detriment as private citizens - indeed it is an infringement on our most basic rights as home owners - the freedom to do as we choose, to and on our premises within the regulations that apply to every other property owner.

Contention and conflict may very well arise when it comes to adding to or altering a Heritage House. When questioned about this area, Mr. John Murray, Committee Co-ordinator of the Local Architectural Conservation Advisory Committee, allowed that he just did not know what the restrictions and limitations would be. We would like to know exactly what they are. The idea of having our blueprints tossed about by a special advisory committee for approval is utterly repugnant to us!

Furthermore, we heartily resent the fact that a photographer, at your direction or that of the Advisory Committee, prowled about our home, taking a series of pictures without the good grace of asking permission. That is inexcusable!

From the onset, a possible designation should be made known to the private owner in an open and forthright manner. All the information was gathered about our home as if it were none of our business. Why couldn't someone have come and discussed the house's history? Just possibly we could have been helpful!

continued...

✓ TO BE RECEIVED. REFERRED  
TO LOCAL ARCHITECTURAL  
CONSERVATION ADVISORY  
COMMITTEE

I-11(A)

- 2 -

The Heritage Act will doubtless be invaluable in retaining many fine old homes and buildings. No one appreciates them more than we do. However, we do not appreciate the manner you have used in implementing the Designation.

No dear Sirs and Ladies, we do not want our home to be Designated, we infinitely prefer to be left alone.

Yours very truly

*Elizabeth McNichol*

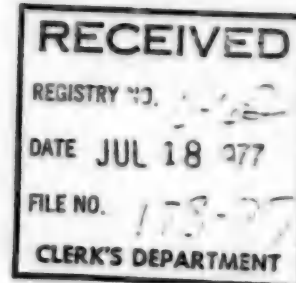
Mrs. C. E. McNichol

CEM/st

1-12  
Mississauga, Ont.

July 15th 1977

Mr Terence L. Julian,  
City Clerk,  
City of Mississauga, Ont.



OBJECTION

RE-INTENTION TO DESIGNATE

As a result of a meeting of the Board of Directors of The Mississauga Masonic Corporation held on Thursday evening July 14th 1977, I have been instructed to forward to you this Notice Of Objection to the proposed Notice of intention to designate the Masonic Temple, 45 Port St. Part Lot 7 & 8 Registered Plan 300W in the City of Mississauga in the province of Ontario, as a property of historical value or interest under the Ontario Heritage act.

We would appreciate your advising the City council of this notice.

Copy to John H. Murray.

Mississauga Masonic Corporation.

H.B. Holland.

Sec. Treasurer.

✓ TO BE RECEIVED. REFERRED  
TO LOCAL ARCHITECTURAL  
CONSERVATION ADVISORY  
COMMITTEE

I-13



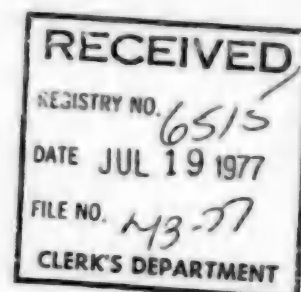
Office of the  
Executive Director

Royal Commission  
on Electric Power  
Planning

416/965-2111

7th Floor  
14 Carlton Street  
Toronto Ontario  
M5B 1K5

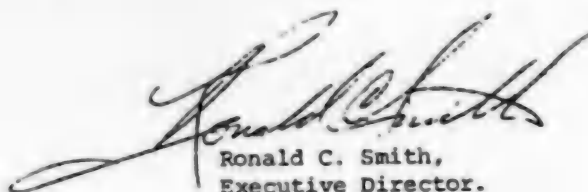
July 5th, 1977.



Dear Ontarians:

Most of you are no doubt aware that the Commission has received a tremendous response since the beginning of the Debate Stage Hearings. As a result, we have been forced to re-schedule and extend some of our hearing dates. Enclosed is a new update to our schedule and a number of other items which may be of use to you in preparing for the forthcoming debate on Electrical Power Transmission and Land Use.

See you at the hearings.

  
Ronald C. Smith,  
Executive Director.

✓ TO BE RECEIVED.  
COPY HAS BEEN SENT TO  
W. TAYLOR & R. EDMUNDS



I-13(A)

Office of the  
Chairman

Royal Commission  
on Electric Power  
Planning

416/965-2111

7th Floor  
14 Carlton Street  
Toronto Ontario  
M5B 1K5

JULY 5, 1977

THE DEBATE STAGE HEARINGS

UPDATE

Here is a revision of the schedule for the Debate Stage Hearings of the Commission which are now underway.

As you know, these Hearings are the crucial phase in the Commission's inquiry; many different positions will be challenged. The "why" questions will predominate - justification of positions and opinions will be presented.

The Hearings will continue in a format intended to encourage maximum public participation. Interested persons will be given full opportunity to attend the hearings, to give evidence, and to call and examine or to cross-examine witnesses as provided in the Public Inquiries Act.

For more detailed information on each topic, please contact the Public Participation Office at the above number approximately one week before the scheduled dates for that topic.

DEMAND FOR ELECTRIC POWER

May 17

Panel Discussion

Speakers:

M. Strong  
Rabbi Plaut  
R. Gwyn

A. Toffler  
E. Bond

May 18

Panel Discussion

Speakers:

L. Schipper  
R. Olley

D. Brooks  
R. Slavickas

May 19, 24, 25, 26

Submissions

Grey County Federation of Agriculture  
Electrical and Electronic Manufacturers  
Association of Canada  
E. Bowers  
Ontario Ministry of the Environment

Fisheries and Environment Canada  
M. Mostert  
D. Martyniuk  
South Grenville District High School  
Canadian Nuclear Association

I-13(B)

- 2 -

W. B. Lewis  
Baythorn Public School - Grade 4  
R. Miner  
A. Bernstein  
Ontario People's Energy Network  
G. Monteith

Ms. L. Ayres  
Walk for Life  
Ontario Hydro  
Canadel-Ameradel Consultants  
Zero Population Growth

\*\*\*\*\*

CONVENTIONAL AND ALTERNATE GENERATION TECHNOLOGIES

May 31

Panel Discussion

Speakers:

Dr. N. Berkowitz  
B. Willson

Dr. B. Ferris  
Dr. G. Pezdirtz

June 1

Panel Discussion

Speakers:

Dr. E. Blum  
Neal Irwin

Dr. P. Cockshutt  
A. Wells

Submissions

June 2, 6,  
7, 8, 16

8th Floor, 14 Carlton Street  
2:00 - 5:00; 7:30 - 10:00 p.m.

Aug. 23, 24,  
25

2:00 - 7:30 p.m.

R. K. Swartman  
Dynamo Genesis Inc.  
J. Shewchun  
Canadian Nuclear Association  
Ontario Hydro  
Ontario Ministry of the Environment  
Mrs. R. I. Beatty  
M Sudbury  
Fisheries and Environment Canada  
John Hix (+Demand)  
Fusion Energy Foundation  
Dr. P. Stokes  
SJT Consultants Ltd.  
Canadian Coalition for Nuclear  
Responsibility (+ Demand)

ARCRAD Limited  
P. B. Wallheimer  
Acres Consulting Services  
Minnesota Pollution Control Agency  
J. M. McNamee  
Electrical and Electronic  
Manufacturers Assoc. of Canada  
M. Mostert  
CANTDU  
Ontario People's Energy Network  
G. Monteith  
D. K. Sherry  
Energy Research Group - Ottawa  
Conservator Society Products  
Co-operative Incorporated  
E. Tymura

\*\*\*\*\*

I-13(c)

NUCLEAR POWER

June 23, 24

O.I.S.E. Auditorium, 252 Bloor Street West, Toronto  
1:30 - 5:00 p.m. and 7:30 - 10:00 p.m.

June 23

Panel Discussion - The Implications of Nuclear Power

Speakers:

Dr. I. Forbes  
Dr. F. Knelman

Dr. H. W. Kendall  
Dr. E. Zebroski

June 24

Panel Discussion - The Custodial Problems of Nuclear Power

Speakers:

Dr. J. Edsall  
T. Hughes  
Dr. T. Lash

Dr. W. Higinbotham  
Dr. K. Kuhn

Submissions

June 28, 29, 30

Huron Room, Macdonald Block, Bay and Wellesley Sts.  
2:00 - 5:00; 7:30 - 10:00 p.m.

July 12, 13, 14

8th Floor, 14 Carlton Street  
2:00 - 5:00; 7:30 - 10:00 p.m.

Sept. 27, 28, 29

8th Floor, 14 Carlton Street

Oct. 11, 12, 13, 18

2:00 - 7:30 p.m.

National Farmers Union - Crysler  
W. B. Lewis  
CANTDU  
Walk for Life  
Greenpeace London  
Electrical and Electronic Manufacturers  
Association of Canada  
Citizens Opposing Radioactive  
Pollution  
Mrs. P. Lawson  
Ontario Ministry of the Environment  
Chemical Institute of Canada  
DynamoGenesis Inc.  
Ontario Hydro  
Ontario People's Energy Network  
Canadian Coalition for Nuclear  
Responsibility

Fisheries and Environment Canada  
Whitefish River Indian Reserve Band  
Canadian Nuclear Association  
Moirs River Conservation Authority  
Peggy Sullivan  
M. Mostert  
Tudor Cashel Ratepayers Association  
Atomic Energy of Canada Limited  
Institute for Aerospace Studies  
N. Braden  
Pollution Probe - Ottawa  
Dr. R. C. Paehlke  
Fusion Energy Foundation  
J. M. McNamee  
People Against Nuclear Development  
Anywhere  
Ontario Hydro Employees' Union  
L. C. Secord

\*\*\*\*\*

I-13(a)

- 4 -

TRANSMISSION AND LAND USE

July 19 Medical Sciences Building Room 3153,  
University of Toronto.  
1:30 - 5:00 p.m. and 7:00 - 10:30

Afternoon Panel Discussion - Transmission

Speakers: Dr. Andrew Marino  
Dr. Saul Michaelson

Evening Panel Discussion - Land Use

Speakers: Leslie Weber  
Howard Mueller  
Norman Pearson

Submissions

July 20, 21, 8th Floor, 14 Carlton Street  
26, 27, 28  
Aug. 30, 31

Hearings on Transmission and Land Use will be held from 2:00-7:30 p.m.  
(20 minute break at 5:00 p.m.)

Fisheries and Environment Canada  
Electrical and Electronic Manufacturers  
Association of Canada  
Moirs River Conservation Authority  
D. P. Ormrod  
Ontario Hydro  
National Farmers Union - Guelph  
Grey County Federation of Agriculture  
Concerned Farmers of the United Townships

Ontario Ministry of the Environment  
SJT Consultants Ltd.  
Scott Foster  
Christian Farmers Federation  
Paul Tremblay  
National Farmers Union - Chrysler  
Thunder Bay Field Naturalists  
Howick-Turnberry Corridor Committee

FINANCIAL AND ECONOMIC FACTORS

August 9 Panel Discussion

Macdonald Block, Bay and Wellesley Sts.  
1:30 - 5:00 p.m. and 7:00 - 10:00

August 10, 11, 16, 17 8th Floor, 14 Carlton Street

Hearings on Financial and Economic Factors will be held from 2:00-7:30 p.m.  
(20 minute break at 5:00 p.m.)

Submissions

Huron County Federation of Agriculture  
Electrical and Electronic Manufacturers  
Association of Canada  
Ontario Hydro  
Canadian Nuclear Association

W. B. Lewis  
SJT Consultants Ltd.  
Aubrey Bernstein  
Anneke Kilian  
S. J. Banerjee & L. Waverman

I-13(e)

TOTAL ELECTRIC POWER SYSTEM

October 25

Panel Discussion

Ontario Room Macdonald Block, Bay and Wellesley Sts.  
1:30-5:00 p.m. and 7:00-10:00 p.m.

Submissions

Oct. 26, 27

8th Floor, 14 Carlton Street

Nov. 8, 9, 10

Macdonald Block, Bay and Wellesley Sts.

Hearings on Total Electric Power System will be held from 2:00-7:30 p.m.  
(20 minute break at 5:00 p.m.)

W. B. Lewis

Electrical and Electronic Manufacturers

Association of Canada

SJT Consultants Ltd.

Grey-Bruce Solar Energy Society

Canadian Electrical Association

York Energy Group

Ontario Hydro

ALTERNATIVES Magazine

Christian Farmers Federation

\*\*\*\*\*

PUBLIC PARTICIPATION AND THE DECISION PROCESS

November 15

Panel Discussion

Ontario Room, Macdonald Block, Bay and Wellesley Sts.  
1:30-5:00 p.m. and 7:00-10:00 p.m.

Submissions

November 16, 17, 22, 23, 24, 29

Hearings on Public Participation and the Decision Process will be held  
from 2:00-7:30 p.m. (20 minute break at 5:00 p.m.)

Canadian Nuclear Association

Electrical and Electronic Manufacturers

Association of Canada

Ontario Municipal Electric Association

CANTDU

J. Cartwright

Ontario Ministry of the Environment

ALTERNATIVES Magazine

Dr. H.I.H. Saravanumuttoo

Grey County Federation of Agriculture

Fisheries and Environment Canada

Walk for Life

Greenpeace London

G. Munroe

Canadian Electrical Association

Ontario Hydro

Ontario People's Energy Network

Christian Farmers Federation

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J-13(F)

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GENERAL OVERVIEW

Dates and Locations to be announced.

Submissions

Ed Burt  
Consumers' Association of Canada  
Cataraqui, Frontenac and St. Lawrence  
Wards Ratepayers Association  
S. F. Hunnisett  
J. W. L. Goering  
London Chamber of Commerce  
Mennonite Central Committee  
Huron Power Plant Committee  
Rev. Sam Mo  
Sierra Club  
Brad Sloan  
Carl Rose  
R. Titze  
Township of March  
Ontario Cattlemen's Association  
M. Zudel  
Ontario Institute of Agrologists  
Ontario Federation of Agriculture

The Conservation Council of Ontario  
Caledon Contemporaries  
Energy Probe  
Greenpeace Toronto  
Hydroprobe Atikokan  
K. A. Innanen  
R. J. Lawes  
A. J. McKegney  
Kent Federation of Agriculture  
Denise Newell  
Energy Research Group - Carleton  
Sudbury Hydro  
J. Thompson  
F. Stevens  
Planetary Association for Clean  
Energy  
University Women's Group - York  
Kawartha Design & Eng. Co. Ltd.  
C.U.R.E.

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Please note that submissions must be received by the Commission three weeks in advance of the commencement of hearings on a particular topic in order to permit prior study by the Commission.

During the final weeks of this stage of the Commission's activities, an opportunity will be given to legal counsel or any group or individual not represented by counsel to present a final summary argument. This presentation will not be subject to cross-examination.

For further information with respect to submissions and/or specific details of topic schedules, please contact the Commission. Details of particular dates for specific participants will be available to the public only one week before the commencement of hearings on a particular topic.

July 5, 1977



113(9)

Royal Commission  
on Electric Power  
Planning

416/965-2111

7th Floor  
14 Carlton Street  
Toronto Ontario  
M5B 1K5

TRANSMISSION AND DISTRIBUTION

OF ELECTRIC POWER

(A Summary of Issue Paper #4)

Ontario has 11,200 miles of bulk power transmission lines occupying about 180,000 acres of land. These arteries with all the necessary transformer and switching stations to regulate power from the 500,000 volts carried by the biggest lines down to the 220 volts for your kitchen stove and the 110 volts for your lights, form a single, province-wide network that is able to provide a highly dependable service. This "integrated" system as a whole is responsible for insuring that the Ontario customers are receiving power at the lowest cost and at the same time that "backup" generating capacity is available in the event that maintenance is being carried out or that there is an unplanned breakdown at a generating station. So the grid of lines not only transmits power but also normally guarantees a steady service.

There are always losses of thermal energy from transmission lines. A 500 Kv line for example loses a much smaller percent of its power than a lower voltage line over the same distance. A 500 Kv line can also carry up to seven times as much power as a 230 Kv line, which means much better value from the materials used to build a transmission line. The capacity of bulk transmission lines tend to get larger and larger as a system grows because of these economic benefits. Quebec Hydro already has 765 Kv lines and in Europe the growth of energy demands has been such that 1,000 Kv or 1,500 Kv lines may be needed within the next 20 years.

People who own or use land required for transformer and switching stations, and transmission corridors have expressed concern about the choice of routes, the use of fertile land for non-agricultural purposes, compensation for use of, or damage to land, health and safety hazards of transmission lines, and the effect transmission corridors have on land use and land values. These are but a few of the many issues that are apt to flare up at any time around this, the most visible part of the province's electricity system.

Some improvements are on the way or at least technologically possible. The introduction of gas-insulated transformer stations in Ontario will greatly reduce the

J-13(H)

- 2 -

acreage required for these stations. Single-shaft towers that are perhaps more attractive than the familiar lattice ones are available and in limited use but are still very expensive. Underground transmission is a possibility for short distances and is being used to bring power in bulk into urban areas. On the other hand, the use of underground cables much more extensively than at present, especially over greater distances, will probably have to await new technology.

Questions that should be considered before new lines are built include: Can existing transmission corridors be upgraded to carry higher voltages? Could more industries that have generating capacity of their own contribute to the system as well as draw energy from it? (Some already do.) Should a direct-current line (which would have a different mixture of advantages and disadvantages than the alternating-current lines at present exclusively used in Ontario) be considered? Are new insulators or materials of any kind available that could be used to increase the capacity of existing lines?

- . How much is actually known about health hazards from high-voltage bulk power transmission lines?
- . Are there adequate measures for consulting, and if necessary compensating, affected land owners and users?
- . What is done to ensure that environmental damage is minimized and, where necessary, repaired?
- . Is Ontario Hydro doing its share of research on new transmission technology that could be usefully applied in Ontario before 2000?
- . What participation should the public have in the siting of new generating stations and the routing of new transmission lines?



I-13(I)

Royal Commission  
on Electric Power  
Planning

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7th Floor  
14 Carlton Street  
Toronto Ontario  
M5B 1K5

LAND USE

(A Summary of Issue Paper #5)

In any society, the preservation of food-producing land is a basic concern. The pressure of urban growth, and all its trappings, on prime agricultural land has been increased steadily. The conflict between the need to protect prime fertile land and the need to provide land for industry, commerce, housing, and services, on an ever-increasing scale, is a major dilemma for the government. Several times during the Royal Commission's hearings, it was pointed out that an integrated land, energy, and development policy is needed. Central to the Commission's mandate is the question of the role that electric power developments can play in supporting and directing appropriate land use developments.

Ministries of the Provincial Government also expressed the need for integrated land planning. During the Public Information Hearings in 1976, the Commission heard from several ministries about possible mechanisms for co-ordinating the planning of land use. Natural Resources supported the idea of a "strategic land use plan." Housing was interested in planning mechanisms to allow for the implementation of the "district heating" concept for using "lost thermal energy" from electric power generating stations. Industry and Tourism presented the concept of a "combined energy centre" -- a complex of compatible industries and related communities, surrounding a thermal station.

Ontario Hydro is accustomed to long-term planning, but must of course know many years ahead where the "load centres" are going to be. Ontario Hydro discusses its plans for new generating and transformer stations and transmission lines with provincial and municipal officials, with landowners who will be affected, and with the public at open meetings. Environmental aspects are usually studied in depth later in public hearings conducted by the Ontario Environmental Assessment Board. Hydro's land acquisitions are governed by the Expropriations Act, administered by the Minister of Energy.

But electrical power planning involves energy policy as well as land use planning. Ontario Hydro has attempted to integrate electric energy development with land use planning by involving various government ministries and municipal officials

J-13(3)

- 2 -

but always in "external" teams, as facilitators and resource persons. However, concern was expressed about Ontario Hydro having to become involved as a co-ordinator of the land planning function.

Other land use issues presented to the Commission were quite extensive. They included competition between Ontario Hydro and other interests for sites adjacent to the Great Lakes; the idea that low-density housing, being wasteful of land and energy, should be regulated; the possible wisdom of preserving forests for eventual use as a source of biomass; the use of power availability and pricing to steer urban growth into certain areas and away from others.

- . How can jurisdictional conflicts between ministries, levels of government, and central and regional offices be overcome to facilitate the sort of advance planning the province needs?
- . To what extent do ministries and municipalities participate in land use planning strategies, as developed by Ontario Hydro, and what impact do the ministries have on final decisions?
- . Could pricing strategies be used to encourage the development of "industrial parks," each with its own thermal generating station, in non-agricultural regions?
- . How can the use of land for road and rail lines, oil and gas pipelines, and bulk power transmission lines be better co-ordinated?
- . Will the preservation of food lands become part of the value system of Ontario (and world) society?
- . What energy-related land use research should be done by the various ministries, and how should these projects be co-ordinated?
- . How can the impact of transmission lines on agriculture be minimized, and will underground cable, if and when it becomes economical, suit farmers better than overhead lines?



I-13(K)

Royal Commission  
on Electric Power  
Planning

416/965-2111

7th Floor  
14 Carlton Street  
Toronto Ontario  
M5B 1K5

ELECTRICAL POWER TRANSMISSION AND LAND USE

WHAT ARE THE ISSUES?

Two panels of knowledgeable individuals with different ideas and opinions will lead off a major public debate on the issues of Electrical Power Transmission and Land Use.

DATE: Tuesday, July 19, 1977

TIME: 1:30 - 5:00 p.m. - ELECTRICAL POWER TRANSMISSION

FEATURED SPEAKERS:

Dr. Andrew A. Marino,  
Biophysicist  
Veterans Administration Hospital  
Syracuse, N.Y.

Dr. Saul Michaelson,  
Department of Radiation Biology & Biophysics  
School of Medicine University of Rochester  
Rochester, N.Y.

TIME: 7:00 - 10:30 - LAND USE

FEATURED SPEAKERS:

Mr. Leslie C. Weber  
Manager of Research  
Northern States Power Company

Mr. Howard Mueller,  
Power Plant Siting Program  
Maryland Department of Natural Resources

Professor Norman Pearson,  
Consultant Planner  
London, Ontario.

LOCATION: University of Toronto, Medical Sciences  
Building, Room 3153

The Commission will be hearing submissions from the public on these topics on:

July 20, 21, 26, 27, 28 and August 30, 31. 2:00 - 7:30 p.m.  
Location: 8th Floor, 14 Carlton Street, Toronto.

For further information contact:

John Neate, (416) 597-1212



CONTAINS  
RECYCLED  
MATERIAL

July 15, 1977.

On July 7th, I introduced for first reading a Bill respecting municipal elections. I am now sending copies of this Bill to all municipalities and municipal associations in order that we may receive further comments and suggestions on its provision over the summer. It is not intended that consideration of this Bill in the Legislature will continue until the Fall.

The volume of requests the Government has received during the course of its review of municipal elections procedures necessitated a complete re-writing of the Act. The enclosed Bill incorporates many of the suggested changes and does so, it is hoped, in such a way that clear and concise election procedures are achieved.

The major change is in the municipal election date. It has been moved to the third Monday in November, a two to three week shift. Changes in respect of the election date have been made to the procedures for the preparation, posting and revision of the preliminary list of electors. The nomination period has been reduced to a single day, but nomination papers may be filed during the week preceding the nomination day.

The legislation now provides for two mandatory advance polls. The hours of polling have been changed. Two more hours for all polls will be provided by making the hours 9:00 a.m. until 8:00 p.m.

TO BE RECEIVED.

I-14(A)

Candidates are no longer required to have their occupations listed on the ballot and they are also prohibited from acting as election officials.

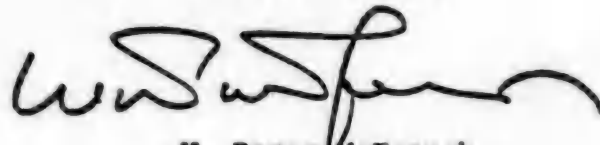
For purposes of clarification, the polling place has been defined and a further provision now prohibits any form of campaign literature in the polling place. The legislation also makes clear that municipalities may, by by-law, provide that bilingual forms prescribed under the Act be used and this authority has been extended to include notices required to be posted or mailed by the Act.

Further, an eligible elector will be entitled to vote on a money by-law question, but no corporation will be entitled to do so.

Finally, respecting election procedures during an emergency situation, the legislation now clearly provides that the clerk, as returning officer, has the authority to determine and declare an emergency situation and to make the necessary arrangements for the safe, secret and orderly conduct of the poll.

I am very interested to receive any comments and suggestions that you and your Council may have on the provisions of this Bill. It is my intention to proceed with finalizing the Bill in the Fall to allow sufficient time for those affected by it to familiarize themselves with its provisions prior to the 1978 municipal elections. If you and your Council wish to make any comments, I would appreciate receiving these by early September in order that they may be considered before the legislation is re-introduced.

Yours sincerely,



W. Darcy McKeough,  
Treasurer of Ontario.

J-15



July 21, 1977.

The Mayor and  
Members of Council.

<b>RECEIVED</b>	
REGISTRY NO.	6-785
DATE	JUL 22 1977
FILE NO.	7-77
CLERK'S DEPARTMENT	

Ladies and Gentlemen,

RE: PEEL UNITED WAY CAMPAIGN

You will recall at the Council meeting in June, Mr. Shipp appeared to request names of residents in the various wards who would be willing to help co-ordinate the Peel United Way residential campaign.

There appears to have been some misunderstanding about this request. Mr. Straitton would like members of Council to provide him with one or more names of people who have already agreed to work with him to organize the residential campaign within their own wards.

Please keep in mind there will be no door to door canvass this year. Instead, it will be a letter writing campaign in which local residents will be asked to personalize the letters prepared by the United Way headquarters. They expect a mail campaign to be organized and commence early in October and Mr. Straitton is anxious to have the names of the ward organizers soon to allow him to assist them in recruiting their helpers.

If you have any further questions on this matter, you could contact Mr. Straitton at 270-2321.

Sincerely,

*Mary Helen Spence*

Mary Helen Spence,  
Councillor - Ward 2.

TO BE RECEIVED.

/lm



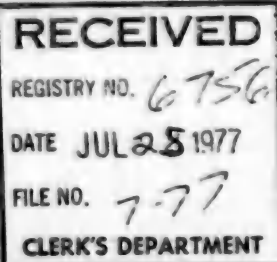
# THE CANADIAN RED CROSS SOCIETY Mississauga Branch

15 Hurontario Street  
Mississauga, Ontario  
L5G 3G8

Blood Donor Service  
278-1039



July 21, 1977



Mr. R. A. Searle  
Mayor  
Corporation of the City of Mississauga  
1 City Centre Drive  
Mississauga, Ontario  
L5B 1M2

Dear Mr. Searle:

On behalf of the Red Cross Blood Donor Service and of the Mississauga Branch in particular, will you extend to the members of the Council of the Corporation of the City of Mississauga our sincere appreciation of the participation of the City of Mississauga in the Red Cross special summer Blood Donor Clinics.

The Clinic held at City Hall on July 7th was a most successful one. As well as the increase in donor attendance, we also got the distinct impression that these will certainly be 'repeat' donors, making this Clinic's contribution to the Red Cross blood bank a very vital one.

The response our volunteers and staff received from everyone at City Hall on Clinic day is much appreciated. I know our donors also were aware of your personal interest and concern for the success of the Clinic and the mood created by City Hall personell made for a most pleasant Clinic for everyone.

The time and thought Mr. Kaakee, Mr. Bitten and their staffs gave to pre-Clinic promotion made Mississauga Branch's involvement in this part of the Clinic a very simple one. I am sure they feel the day's results made their efforts worthwhile.

Sincere thanks and appreciation from all of us at Red Cross.

Very truly yours,

*Margaret Elliott*  
Mrs. Margaret Elliott  
Director - Blood Donor Service  
Mississauga Branch

TO BE RECEIVED.

cc J. Kaakee  
S. Bitten  
Mrs. R. F. Gollings, Chairman - Mississauga Branch Blood Donor Service Committee

**M I-11**  
**McConnell, Maughan Limited**

ONTARIO LAND SURVEYORS - CONSULTING ENGINEERS  
293 CHURCH STREET, OAKVILLE, ONTARIO L6J 1H9 (416) 849-3497  
297 QUEEN'S QUAY WEST, SUITE 302, TORONTO, ONTARIO M5J 1A7 (416) 363-9831

KENNETH H. McCONNELL, O.L.S.  
M.J.M. MAUGHAN, P.ENG. O.L.S.  
KENNETH R. POULSEN, P.ENG.  
W. DENNIS FISHER, O.L.S.

File number: 29E

Please reply to: Oakville

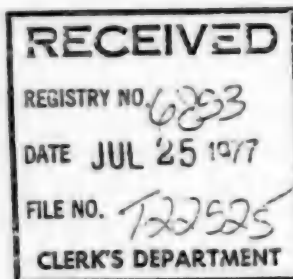
July 25th, 1977

City of Mississauga  
Clerk's Department  
1 City Centre Drive  
MISSISSAUGA, Ontario

Attention: Mr. T. Julian, City Clerk

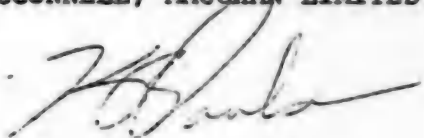
Dear Sirs:

Re: Glen Erin Gardens - Phase V  
21T-22525



This letter is to advise that the developer of the subject subdivision intends to proceed with the construction of the underground municipal services on a pre-servicing basis. Would you kindly forward a copy of this letter to Council for their information.

Yours very truly,  
McCONNELL, MAUGHAN LIMITED

  
K. R. Poulsen, P. Eng.  
Consulting Engineer  
Vice President

KRP:dl

cc: W. P. Taylor  
cc: E. W. Matusiak

TO BE RECEIVED.

SUCCESSORS TO:

McCONNELL-JACKSON, ONTARIO LAND SURVEYORS  
JOHN E. JACKSON, O.L.S., P.ENG. (Dec.)  
JOHN C. BEATSON, O.L.S. (Consultant)

H.D. SEWELL, O.L.S. (Ret.)  
NOTES OF H. C. SEWELL, O.L.S. (Dec.)  
NOTES OF CHAS. R. LYON, O.L.S. (Ret.)

St. Louis Jr.  
2841 Council Ring Rd.  
Mississauga, Ont. L5L 1B8

RECEIVED
REGISTRY NO. 6757
DATE JUL 25 1977
FILE NO. 7-77
CLERK'S DEPARTMENT

July 78

RECEIVED
JUL 25 1977
SEAYOR'S OFFICE

I-18

Would it not be a good idea for Mississauga to follow the humanitarian example of Toronto by introducing a "rights of non-smokers" law? Our cultural lag here is recognizable in many ways but I think we could make a great step forward by passing a bill such as this.

I obviously have a lot to say on this subject, especially for the credibility of the law, however I will not cite them here - better that I hear from you that you are sympathetic to this request and will bring it up in council.

Sincerely  
A. G. St. Louis Jr.

TO BE RECEIVED. REPORT REQUESTED FROM B. CLARK AND K. COWAN (R#208-77)
--

J-19



158

A 76794

Ontario Municipal Board

IN THE MATTER OF Section 4.1 of  
The Planning Act, (R.S.O. 1970,  
c. 349) as amended

- and -

IN THE MATTER OF an appeal by  
William Torano and others from  
a decision of the Committee of  
Adjustment of the City of  
Mississauga

C O U N S E L :

J.G. Reid, J.C. - for William Torano et. al.  
M.V. MacLean - for City of Mississauga  
G.J. Smith, Q.C. and - for Mississauga Association  
Lynda C.E. Brown for the Mentally Retarded

DECISION OF THE BOARD delivered by S.S. SPEIGEL

This is an appeal by William Torano and others from a decision of the Committee of Adjustment of the City of Mississauga, dated January 30th, 1975, whereby the Committee granted an application by Dennis McCormack, Helen McCormack and Lawrence Allan Duesbury for a variance from the provisions of By-law 5500 of the City of Mississauga, as amended, to permit the use of premises known municipally as 1043 Haig Boulevard for a group home for developmentally handicapped adults and further to permit the existing dwelling to remain having a side yard setback of approximately 1.92 feet, whereas the said by-law does not expressly provide regulations for such use in an R4 zone and requires a minimum side yard setback of 6 feet for a two-storey dwelling in this instance.

The appointment for hearing indicates a side yard of approximately 1.92 feet. Exhibit 10 filed, being a sketch of the subject land shows the side yard setback at the southeast

✓ TO BE RECEIVED. COPY HAS  
BEEN SENT TO B. CLARK,  
R. EDMUNDS & K. COWAN

I-19(A)

- 2 -

A 76794

corner of the dwelling to be 1 foot, 11 inches and at the southwest corner to be 3 feet, 9 inches. The appointment for hearing refers to the application as being for developmentally handicapped adults. The evidence indicates that this relates to mentally retarded adults.

This matter was first heard on November 5th and 6th of 1976. At the conclusion of the hearing on November 6th, an oral decision was rendered, allowing the appeal and setting aside the decision of the Committee of Adjustment.

Mississauga Association for the Mentally Retarded (hereinafter to be referred to as "The Association") appealed the decision to the Divisional Court. The court ruled that the decision of the Board should be set aside and the matter referred back to the Board for a further hearing stating that the Board is entitled to and must consider all matters referred to in Section 42(1) of The Planning Act and that the Board considers the provisions of Section 42(2)(b) of The Planning Act.

The Board was advised by counsel by letter and counsel agreed at the new hearing, July 7, 1977, that no further evidence was proposed to be adduced and that counsel intended to argue on the basis of the law as set out by the Divisional Court and the evidence previously adduced.

At the commencement of the new hearing, the Board found on enquiry that there were no members of the public present who were not represented by counsel. The Board then proceeded to hear argument.

The by-law defines "Dwelling Unit" or "Housekeeping Unit" to mean "one or more habitable rooms designed and intended for use by not more than one family and in which separate culinary and sanitary facilities are provided for the exclusive use of one family" and continues with the definition of "One Family

I-19(B)

- 3 -

A 76794

Detached Dwelling" which means "a separate building designed and intended to be occupied as a single-housekeeping unit and may include guests, domestic servants and not more than two persons who receive their lodging or board or both for compensation".

Section 39(1)(a) provides that in an R4 zone "any person may erect or use a one family detached dwelling on a lot" and in Section 39(1)(5) "Land may be used and a structure may be erected or used for a religious or educational purpose other than the operation of a trade school or day nursery".

And "Family" means "one person or two or more persons inter-related by bonds of consanguinity, marriage or legal adoption, and may include domestic servants".

The Board is asked to decide that a group home housing six mentally retarded adults with supervisory staff is a minor variance. Counsel for the applicants states that what is requested is a residential use and if it is not residential then it should be considered educational.

Assuming that the use proposed is residential, the Board is asked to find that such use would constitute a minor variance and that the intent and purpose of the by-law would be maintained.

The Board appreciates that the purpose for which the property is to be used is to train the retarded adults to accommodate to normal living conditions and situations. There may be an educational element in this as there is in any living experience.

The Board is aware of the need in the community of group homes for the retarded as evidenced by the testimony of the executive director of "The Association" and by Exhibit 16, the City planning department report on group homes.

I-19(c)

- 4 -

A 76794

It is the opinion of the Board having regard to the evidence adduced and argument made that the proposed use is not desirable for the appropriate development or use of the lands as in my opinion the general intent and purpose of the by-law and official plan would not be maintained. Further, having regard to the uses of land and buildings which may be defined by the by-law in general terms, it is my opinion that the proposed use would not conform with the uses permitted in the by-law.

Accordingly, the appeal is allowed, the decision of the Committee of Adjustment is set aside and the application as made to the Committee is dismissed.

DATED at Toronto, this 20th day of July, 1977.

S.S. SPIGEL  
MEMBER

I-20



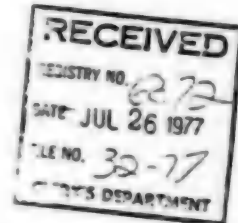
A 77133

Ontario Municipal Board

IN THE MATTER OF Section 42 of -  
The Planning Act (R.S.O. 1970,  
c. 349) as amended,

- and -

IN THE MATTER OF an appeal by  
G. Ruth Gray from a decision of  
the Committee of Adjustment of  
the City of Mississauga



APPOINTMENT FOR HEARING

G. Ruth Gray having appealed from a decision of the Committee of Adjustment of the City of Mississauga dated the 13th day of January, 1977, whereby the Committee dismissed her application for a variance from the provisions of By-law 5500 of the City of Mississauga, as amended, to permit the maintenance of an existing dwelling house having a front yard setback of approximately 31.42 feet and further to permit the maintenance of an existing garage having a rear yard setback of approximately 1.75 feet at the southerly corner, whereas the said by-law requires a minimum front yard setback of 40 feet and a minimum rear yard setback of 2 feet, the lands in question being composed of part of Lot 14, according to Registered Plan 331 and known municipally as 2425 Doulton Drive;

THE ONTARIO MUNICIPAL BOARD hereby appoints Friday,  
the 9th day of September, 1977, at the hour of ten  
o'clock (local time) in the forenoon, at the Board's  
Chambers, 180 Dundas Street, West, 8th Floor, in the City  
of Toronto, for the hearing of all persons who desire to be  
heard in support of or in opposition to the appeal.

If you do not attend and are not represented at this hearing,  
the Board may proceed in your absence and you will not be  
entitled to any further notice of the proceedings.

In the event the decision is reserved persons taking part in  
the hearing may request a copy of the decision from the  
presiding Board Member. Such decision will be mailed to you  
when available.

DATED at Toronto this 25th day of July, 1977.

✓ TO BE RECEIVED  
COPY HAS BEEN SENT TO  
W. TAYLOR, R. EDMUNDS & B. CLARK SECRETARY

1-21

**GORDON, TRAUB & ROTENBERG**  
BARRISTERS & SOLICITORS

WILFRED GORDON, Q.C.  
WALTER M. TRAUB  
J. BARRY ROTENBERG  
DANIEL GORDON

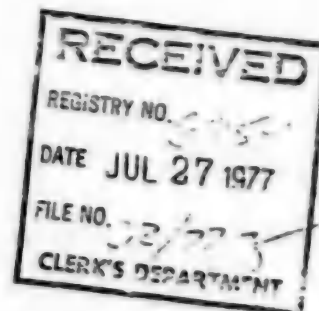
TELEPHONE: (416) 862-9155

SUITE 207  
347 BAY STREET  
TORONTO, ONTARIO  
M5H 2R7

July 27th, 1977.

Clerk,  
City of Mississauga,  
1 City Centre Drive,  
Mississauga, Ontario.

Attention: Mr. Julian



Dear Sirs:

Re: Jan Davies Limited and Jesam  
Investments Limited - OZ-77-75  
Lands east and west of Sherobee Road  
north of North Service Road

I understand that the Council meeting scheduled for August 2nd, 1977 has on its agenda the discussion of a General Committee Resolution dated July 13th, 1977 with respect to the future development of the lands on the east and west sides of Sherobee Road, just north of the North Service Road.

I wish to confirm my conversation with Mrs. Lathan that I wish to make a verbal presentation to Council at the meeting of August 2nd, 1977 stating that they should not agree with the Resolution of General Committee.

I would hope to be able to explain to Council that as a result of communications with Central Mortgage and Housing Corporation and various institutional mortgage lenders it has been determined that the development of the lands at the above location is totally unfeasible in the form of a highrise condominium development.

The applicants, Jan Davies Limited and Jesam Investments Limited have been advised that the only practical market at this time is for the development of Federally and Provincially subsidized rental accommodations complying with the requirements of C.M.H.C.'s Assisted Rental Program.

The requirements of the Assisted Rental Program of C.M.H.C would not permit at least 35% of the permitted coverage for the land as set out in the settlement to be used, therefore even if 608 suites were available for rental accommodations, the unused coverage coupled with the restrictions on total cost per suite constructed under the Program results in a value for a rental suite in the open market which would not produce a return for the land anywhere approaching the total cost of the land to date.

✓ TO BE RECEIVED. COPY HAS  
BEEN SENT TO R. EDMUNDS  
AND B. CLARK

.....2

Clerk

2-21(H)

- 2 -

July 27th, 1977.

It has been determined that in order to be economically feasible the land must be re-zoned in its entirety RM7D5 or RCL2D5.

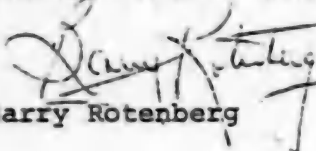
We would hope to be able to present to Council an amendment to the terms of the settlement that Council can in all good conscience approve and thus stave off the impending financial collapse of the applicants.

As a supplement to my presentation, I will introduce to Council the following materials that are attached hereto as schedules:

- (1) Copy of letter from Jesam Investments Limited dated June 21st, 1977 to Mr. Russ Edmonds.
- (2) Copy of letter from Metropolitan Trust Company dated June 21st, 1977.
- (3) Copy of letter from Greymac Mortgage Corporation dated June 15th, 1977.
- (4) Copy of letter from C.M.H.C. dated May 20th, 1977.
- (5) Copy of letter from Edgar H. Sandler dated June 10th, 1977.
- (6) Copy of letter from The Provincial Bank dated July 14th, 1977.
- (7) Copy of approved settlement approved by the Council of the City of Mississauga.

Yours very truly,

GORDON, TRAUB & ROTENBERG

  
Barry Rotenberg

BR:cm

Enclosures

JESAM INVESTMENTS LIMITED

2275 DOULTON DRIVE  
MISSISSAUGA, ONTARIO  
L5H 3M2

R-21(B)

June 21st, 1977.

Planning Department,  
City of Mississauga,  
1 City Centre Drive,  
Mississauga, Ontario.

Attention: Mr. Russ Edmonds  
Planning Commissioner

An application was made to the City of Mississauga for the re-zoning of the lands owned by Jan Davies Limited and Jesam Investments Limited in 1973 under File No. OZ-62-73 which resulted in the Ontario Municipal Board approving of a By-Law re-zoning the lands in July, 1974 - RM7D4.

This re-zoning allowed the lands to be used for 286 stacked townhouses.

Unfortunately market conditions with respect to real estate development had changed drastically during the period from the time of the application to the Ontario Municipal Board approval as a result of the down-turn in economic indicators, the Land Speculation Tax Act, 1974, the Land Transfer Tax Act, 1974 and various other influences.

Almost coincidental with the completion of the re-zoning, an application was made to the City of Mississauga for re-zoning of the land under application OZ-77-75 in order to re-zone the lands for multiple family highrise.

This application requested the zoning designation of RCL2D5 for the entire lands located on the east and west sides of Sherobee Road.

As a result of the City's non-determination of this re-zoning application, the applicants, Jan Davies Limited and Jesam Investments Limited, applied to the Ontario Municipal Board for an order directing the City to re-zone the lands in accordance with the application of Jan Davies Limited and Jesam Investments Limited.

As a result of negotiations carried on at the Ontario Municipal Board Hearing of September 29th, 1976, an agreement

.....2

R-2110/

was reached pursuant to which the Developers/Applicants agreed to accept a zoning of RM7D5 on the portion of the land west of Sherobee and RM7D3 on the portion east of Sherobee on their understanding that with the City's consent to the re-zoning, the matter could be speedily determined and construction could be commenced on the lands within a period of approximately two months.

Unfortunately, as a result of outstanding matters between the City and the Developers with respect to the conveyance of certain lands, the time required to execute a Financial Agreement satisfactory to the City and the Region and the time required to satisfy an outstanding matter with respect to conveyance of land to Mississauga Hydro, which for some peculiar reason took a very lengthy amount of time notwithstanding the tendering of a Deed by the Applicants in September, 1976, the re-zoning did not come to a point where the Applicants could complete same with respect to the Ontario Municipal Board requirements until approximately May, 1977.

The Applicants proceeded diligently to attempt to obtain Site Plan approval and Advice of Loan amount from C.M.H.C. coincidental with the time required to obtain Engineering approvals for the site and prepare and have executed the Financial Agreements so that no time would be lost.

As a result of the application for an Advice of Loan Amount, a letter was received from Central Mortgage and Housing Corporation dated the 20th day of May, 1977, which advised that the Central Mortgage and Housing Corporation would not approve an Advice of Loan amount with respect to the development of highrise condominiums in the City of Mississauga at this time as there existed a large number of unsold units and the prospect of many more units being built in the near future that had already been approved.

The bottoming out of the highrise condominium market was as a result of the aforementioned matters with respect to The Land Speculation Tax Act and The Land Transfer Tax Act and economic recession, as well as the imposition in 1975 of Rent Controls.

Until approximately three months ago, the development of new rental accommodations was not feasible and it is only recently with the combination of the Federal Government's Rental Program (A.R.P.) and the addition in the last three months of the Provincial Government's grant program with respect to new rental accommodations that once again it has become economically feasible to develop new rental accommodations.

However, the sale price for a suite zoned to permit highrise condominiums and the sale price for a suite zoned to allow rental accommodations is not the same.

On the basis of available information to us, it would appear that a unit zoned to be used for highrise condominium accommodation in the City of Mississauga at this location would sell for between \$6,500.00 and \$7,000.00 per unit.

K-21(d)

A suite zoned to permit rental accommodation and to be used for same would sell for between \$4,500.00 and \$5,000.00 per unit.

The land had been agreed upon to be zoned for 108 rental units and 500 condominium units. Jan Davies Limited and Jesam Investments Limited were looking at a land value of \$3,900,000.00.

If they were to sell all of the units as rental, they would have a return of \$2,900,000.00

On the basis of economics it would appear that the owners would need at least 819 units in order to come out even with the value of the lands as contemplated on September 29th, 1976. Since that time additional carrying costs, architectural fees, legal fees, etc. have added approximately \$300,000.00 to the cost.

In 1968, zoning for the site east of Sherobee Road was available and approved by the Council of the Township of Toronto for the erection of 220 units provided a transfer of density from a portion of land west of Sherobee Road was used.

The site west of Sherobee Road was to be used as park land and as Council would not agree to maintain it as a park, the principals of Jesam Investments Limited and Jan Davies Limited did not proceed with the re-zoning.

The Cooksville Study has always designated the lands as maximum multiple density and all of the Departments required to comment on re-zoning applications as well as the Regional Municipality of Peel have agreed with the previous request of Jesam Investments Limited and Jan Davies Limited to have these lands re-zoned RCL2D5, except the Planning Department of the City of Mississauga.

In 1968 Jesam Investments Limited and Jan Davies Limited and the principals of same had assets in excess of liabilities to the extent of approximately \$1,500,000.00. Today the land is encumbered in an excess of \$2,400,000.00 and the balance of the assets of the principals and the companies are encumbered with all funds being invested in these lands.

The further 5% in lieu of parks and the outstanding taxes amount to approximately \$300,000.00 and the levies in accordance with the Financial Agreement entered into will amount to approximately \$1,000,000.00 for 608 units.

In order to obtain a building permit and not including building permit fees, the owners will be required to expend for 608 units \$3,950,000.00 which does not include the \$1,500,000.00 which has been lost.

In order for the owner to break even on the site and not go bankrupt and without taking into account the \$1,500,000.00 lost, they would require 900 units for apartment development. This would provide them with a return of \$4,275,000.00.

It must be borne in mind that additional levies to the extent of \$480,000.00 would be paid.

R-21(E)

- 4 -

The owners therefore request that the application submitted to the City of Mississauga in October, 1975 be approved and that the lands be re-zoned RCL2D5 with coverage for the Hydro Site, the 25 foot road widening, sight triangles and the 1 foot reserves for a total gross floor area permissible of 780,000 square feet and that the only conditions with respect to the special sections be that:

- (a) Only 108 units, not to exceed 10 storeys, be allowed on the parcel of land east of Sherobee;
- (b) The maximum height of the building on the west side of Sherobee would be 23 storeys;
- (c) There be no less than two buildings on the parcel west of Sherobee Road.
- (d) All buildings on the lands being built for rental accommodations.

The alternative would be to have all of the buildings, containing 900 suites, located on the parcel of land west of Sherobee Road.

This matter must be decided forthwith and be approved by the Council of the City of Mississauga within the next three weeks as one of the pre-requisites for the development of rental accommodations which qualify for Assisted Rental Program and for the tax advantages to investors pursuant to same, is that the footings for the buildings be in place prior to December 31st, 1977 and the Bank, who has financed a majority of this project pursuant to demand loans, has refused to advance any further funds to carry the project until such time as the re-zoning is completed.

Yours very truly,

JAN DAVIES LIMITED and  
JESAM INVESTMENTS LIMITED

Per:

Lilly Davies

LD:cm

Enclosures



R-21(F)

## The Metropolitan Trust Company

353 BAY STREET/TORONTO, CANADA M5H 2T8/TELEPHONE: 869-1880/CABLES: METROTRUST

June 21st, 1977

Messrs. Gordon, Traub & Rotenberg,  
Barristers and Solicitors,  
347 Bay Street, Suite 207,  
Toronto, Ontario.  
M5H 2R7

Attention: Barry Rotenberg, Esq.

Dear Sirs:

Re: Jesam Investments - North Service Road  
and Highway 10, Mississauga, Ontario

Further to our telephone conversations, I would confirm that in light of market conditions and investor response, and more particularly due to the position that C.M.H.C. is taking at this time, we would find it extremely difficult, if not next to impossible to commit funds for the development of a highrise condominium development.

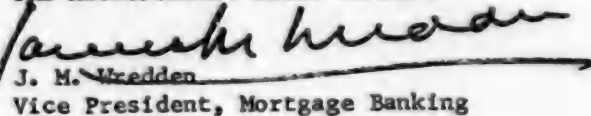
As there still exists a shortage of rental accommodations in this area and due to the fact that the Federal Government's Assisted Rental Program still exists, funds are available to qualified borrowers for financing of highrise rental accommodations pursuant to C.M.H.C. Advice of Loan Amounts.

This availability of funds would exist for a highrise rental development insured by C.M.H.C. for lands located in Mississauga.

This is in no way to be considered a commitment or an obligation on behalf of Metropolitan Trust Company to provide funds.

Yours very truly,

THE METROPOLITAN TRUST COMPANY

  
J. M. Wredde  
Vice President, Mortgage Banking

JMW/sth

# GREYMAC MORTGAGE CORPORATION

( R-21(9)

June 15, 1977

Mr. Jan Davies  
2275 Doulton Road  
Mississauga, Ontario

Re: Part of Lots 3 and 5, Plan B-27  
Hurontario Street and North Service Road  
Mississauga, Ontario

Dear Sirs:

As you are now aware, Central Mortgage and Housing Corporation has advised us that they are not prepared to issue an Undertaking to Insure for a condominium project on the above lands at this time. We enclose a copy of their letter in this regard, for your records.

We understand that you are now endeavouring to obtain permission to construct about 900 rental units on the site rather than the condominium apartments.

In the event that you proceed with this development, our company would be most pleased to entertain a proposal for your N.H.A. financing requirements. We assume that construction would be phased in accordance with rental absorption.

Please advise in the event we can be of service in this matter.

Yours very truly,  
GREYMAC MORTGAGE CORPORATION

per: 

Gerald Rose

GR/ep  
encl.



Central Mortgage  
and Housing Corporation

Toronto Office

Société centrale  
d'hypothèques et de logement

Bureau de Toronto

RECEIVED 11 MAY 1977

R-21(H)

May 10, 1977

Greymac Mortgage Corporation  
12 Sheppard Street  
Suite 400  
Toronto, Ontario  
M5H 3A1

Dear Sir:

RE: 33-023-615  
Jesam Investment  
250 Units  
Hurontario Street & Sherobee Road  
Mississauga

We have reviewed the application relative to the above and would advise that this Corporation is not prepared to issue an Advice of Loan Amount at this time.

We have carried out an extensive market analysis of the immediate area and other market areas near by which in our opinion will have an affect with respect to marketability of the subject site. There are completed projects as well as projects at various stages of construction and it is noted that discounts in selling prices of up to \$5,000.00 are being offered to entice purchasers.

These discounts are apparently intended to make the units more competitive with AHOP units in the area however, in spite of this the market is very slow both for AHOP units and the projects offering the attractive discounts.

We are most concerned about the current market and also about the number of units likely to be marketed at the time this proposal reaches the marketing stage. Indications are that the number of units on the market at that time within a two mile radius of the subject site could easily exceed 1,000.

It is because of the current market condition and the potential future volume that we will not issue this Advice of Loan Amount. We will however hold the file in abeyance until June 10, 1977 to allow the applicant time should he so desire to provide us with a comprehensive market analysis to substantiate why he is prepared to proceed with this proposal notwithstanding the circumstances outlined above.

Could you please advise us what action you wish to take in this regard.

Yours very truly,

Cyril R. Ware  
Loans Officer  
Lending Operations

c.c. Mr. A. V. MacDonald  
c.c. Jesam Investments

CRW:cc

650 Lawrence Ave. W.  
Toronto, Ont.  
M6A 1B2

650 West, av. Lawrence  
Toronto (Ontario)  
M6A 1B2

(S) R-21(I)

**EDGAR H. SADLER LIMITED  
FINANCIAL AGENTS**

FIFTH FLOOR  
76 ST. CLAIR AVE. WEST  
TORONTO, ONTARIO  
M4V 2X7  
TELEPHONE: 954-9064

10th June, 1977

Jan Davies Limited  
2275 Doulton Drive  
Mississauga, Ontario.

Re: Rental Project  
North Service Road

Dear Sirs:

In reply to your enquiry regarding financing for the above project, we regret that none of our lender-clients are interested in looking at condominiums of any nature. This is primarily because of the current over-supply of condo units, in all forms.

These same lending institutions are prepared to process rental loan applications for virtually any number of units, under the Assisted Rental Program. These units would be financed on an insured loan basis under the National Housing Act, and would be eligible for the assistance under the A.R.P. rules and regulations. I would suggest that 900 units would require several lenders to be involved, and that you should proceed as soon as possible to the application stage because of indications of a tight money situation.

We would also point out to you that the municipality could be eligible for a Federal/Provincial grant of \$1,000. per unit under the Municipal Incentive Grant (M.I.G.) Program.

We would be pleased to arrange the financing on this project for you, but I strongly urge you to proceed as soon as possible.

Yours very truly,



D. J. Leblanc

DJL: dr



K-21(J)

the provincial bank of Canada

HEAD OFFICE  
MONTREAL, CANADA

1855 Dundas Street, East,  
Mississauga, Ontario  
L4X 1M1

July 14, 1977

REGISTERED MAIL

Mr. Jan Davies,  
2275 Doulton Drive,  
Mississauga, Ontario  
L5H 3M2

Dear Mr. Davies,

Re - Jan Davies Limited and  
Jesam Investments Ltd.

With further reference to our letter of July 6, 1977 and the reply dated July 7, 1977 from your solicitors, Messrs. Gordon, Traub & Rotenberg, while we appreciate that an O.M.B. hearing has been re-scheduled for August 18, 1977, even if this were favourable it does not ensure an early payout of Bank borrowings in the names of the subject companies.

The Bank's position remains as outlined in our July 6th letter and no further credit can be expected from us. This means that we would not be increasing loans to take care of the first mortgage payments totalling \$21,287.50 due on August 1st, 1977 and we suggest that you have your solicitors write to the mortgagees beforehand.

This letter is to advise that we want to have our loans repaid in full by September 15, 1977 and you have until that date to arrange for an alternate source of funding.

If by September 15, 1977 you have not repaid the loans in the names of the companies totalling \$1,664,202.81 as at July 14, 1977 with interest of \$15,134.00 unpaid calculated to June 22, 1977, or at least have on hand a commitment for funding, we will be handing the accounts to our solicitors for appropriate action.

Yours very truly,

R. Jones,  
Acting Manager.

RJ/ma

RESOLUTION ( )

R-21(K) ( )  
January 24  
MOVED BY [Signature]

SESSION

19 77

No.

92

SECONDED BY [Signature]

Whereas an application was made by Jesam Investments Limited and Jan Davies Limited on the 19th of November, 1975, to rezone certain lands located in the vicinity of Highway No. 10 and the Queen Elizabeth Way, and such application was numbered 02-77-75;

And Whereas those certain lands were located on both the east side and the west side of Sherobee Road;

And Whereas the applicants aforesaid launched an appeal to the Ontario Municipal Board before the Council of the City of Mississauga was able to deal with the application;

And Whereas the application was subsequently dealt with and refused by the Council of the City of Mississauga on the 9th day of June, 1976;

And Whereas the appeal aforesaid, came on for hearing before the Ontario Municipal Board on the 29th day of September, 1976;

RESOLUTION

K-21(c)

Session 19 No.

Moved By

Seconded By

And Whereas the hearing was adjourned for the purpose of permitting counsel for the parties to present to their respective clients, the terms of a proposed settlement of the said rezoning application;

And Whereas the Council of the City of Mississauga endorses the aforesaid proposed settlement and the additional gross floor area accruing from the density transfer requested by the applicants;

NOW THEREFORE BE IT RESOLVED with respect to rezoning application 02-77-75;

1. That the part of the subject lands lying on the east side of Sherobee Road, be rezoned to RM7D3, but that there be permitted thereon only one apartment building not to exceed 10 storeys and 108 units;



R-21(M)

SESSION 19 No.

MOVED BY \_\_\_\_\_

SECONDED BY \_\_\_\_\_

2. That any of the maximum 0.75 gross floor area permitted under the RM7D3 zoning which is not used on the east side of Sherobee Road, may be transferred to and used on that part of the subject lands lying on the west side of Sherobee Road;
3. That the part of the subject lands lying on the west side of Sherobee Road be rezoned to RM7D5, and that there be permitted thereon a minimum of two apartment buildings to a maximum of 23 storeys each and a total of 500 units;
4. That the total gross floor area permitted on both sides of Sherobee Road be 655,566 square feet;
5. That the entire project on the subject lands (on both sides of Sherobee Road) be designed to accommodate no more than a total of 1,667 persons;
6. That the entire project be subjected to the usual site plan review process in order to accomplish the standard set out in this resolution and to minimize the impact of such buildings on the surrounding residential areas;



RESOLUTION

R-21(N)

SESSION 19 No.

MOVED BY

SECONDED BY

7. Building permits shall not be issued, unless the developer has entered into the usual financial and engineering agreements with the City of Mississauga and the Region of Peel, and this condition shall be part and parcel of any rezoning by-law passed with respect to the subject property;
8. That the applicants, Jesam Investments Limited and Jan Davies Limited, transfer to the City an unencumbered title to a twenty five foot strip of land to widen the easterly border of Hurontario Street and the various reserves and sight triangles as previously specified by the City of Mississauga.

CERTIFIED A TRUE COPY

GENERAL JOINT, CITY CLERK  
CITY OF MISSISSAUGA

02-143



I-22



R763245

Ontario Municipal Board

IN THE MATTER OF Section 35  
of The Planning Act (R.S.O.  
1970, c. 349),

- and -

IN THE MATTER OF an application  
by The Corporation of the City of  
Mississauga for approval of its  
Restricted Area By-law 610-76

---

APPOINTMENT FOR HEARING

---

THE ONTARIO MUNICIPAL BOARD hereby appoints Wednesday, the  
28th day of September, 1977 at the hour of ten o'clock  
(local time) in the forenoon at the Board's Chambers,  
180 Dundas Street West (8th Floor) in the City of Toronto  
for the hearing of all parties interested in supporting  
or opposing this application.

If you do not attend and are not represented at this  
hearing, the Board may proceed in your absence and you  
will not be entitled to any further notice of the  
proceedings.

In the event the decision is reserved, persons taking  
part in the hearing may request a copy of the decision  
from the presiding Board Member. Such decision will be  
mailed to you when available.

DATED at Toronto this 27th day of June, 1977

This hearing is being held primarily to decide whether the above-mentioned by-law should  
or should not be approved. Requests for changes will only be considered by special leave  
granted by the Board and if sufficient advance notice has been given to the clerk of  
the municipality to permit notice of such requests to neighbouring property owners. It  
should be noted also that any decision made at this hearing is subject to the right of  
any person interested to apply for an amendment under Section 35(12) of the Planning Act.

TO BE RECEIVED.  
✓ COPIES HAVE BEEN CIRCULATED  
IN ACCORDANCE WITH THE  
BOARD'S DIRECTION

SECRETARY



City of Mississauga

MEMORANDUM

I-23

MAYOR & MEMBERS OF COUNCIL

From T. L. Julian

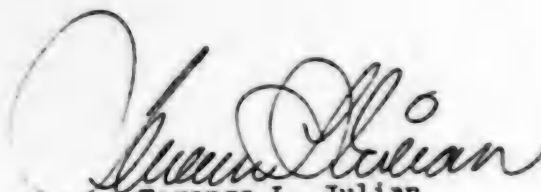
Dept. Clerk's

July 28, 1977

RE: File 118-77 - THE LIQUOR LICENCE  
BOARD OF ONTARIO

Correspondence has been received from the Liquor Licence Board of Ontario advising of applications for the issuance of liquor licences with respect to the following establishments within the City of Mississauga:-

1. Aeroquay Tavern - Mississauga
2. Trillium Squash & Fitness Club - 7475 Kimbel St.

  
Terence L. Julian  
City Clerk

TLJ/scl

TO BE RECEIVED

I-24

ONTARIO HUMANE SOCIETY

FOR YOUR INFORMATION

NEWSLETTER JULY-AUGUST 1977

PEEL REGION BRANCH  
3490 MAVIS ROAD  
MISSISSAUGA

Big things are afoot at the Peel Region Shelter. Aside from the routine work of animal control and care at the shelter, some major expansion work is underway.

The animal hospital will be officially opened in September and the Mayor and members of council will be invited to take part in the ceremonies. Dr. Andrew Trawford has been appointed by the Society to head up the veterinary services department.

Approximately one half of the parking lot at the rear of the shelter has been paved.

Another project this summer includes the painting of the kennels. Before the end of summer the exterior of the shelter and offices will receive a face lift.

As you are aware, council gave us permission to hold our Tag Day on September 23 and 24, and the week prior to Tag Day has been designated as "Pet Appreciation Week."

Thanks to members of the board of directors, the grass in front of the shelter has been kept trim and flowers were planted.

The new animal control by-law is now in force and so far is being implemented with few problems.

Special thanks to Mr. John A. Flint of Mid-Installations Ltd. for manufacturing and installing the lift gates in the pound section at no charge to the Society. He will also renovate the gates on the adoption side.

The rental fee for Havahart Traps has been reduced from \$2.50 per day to \$2.50 per week. The deposit has been reduced from \$45.00 to \$25.00.

To the end of June the Peel Region Shelter adopted out 759 dogs and cats. In addition 449 animals were returned to their owners during the first six months of the year. So far this year 1,665 animals have been euthanized.

cont.....

TO BE RECEIVED.

I-24(A)

NEWSLETTER JULY, 1977

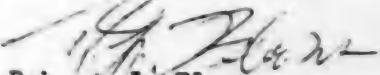
PAGE #2

The shelter has received an increased number of wildlife calls this summer. We've tried to cope with the problem by responding to distress calls and advising people what to do about certain types of wildlife.

A substantial number of cruelty complaints have been looked into by agents of the Society as well as some referred to our head office inspectors. Many of the cruelty complaints were of a minor nature and warnings were issued to prevent further occurrences.

Hopefully this newsletter will help you become more familiar with the Mavis Road Shelter operation. If this newsletter meets with your approval, I will be glad to distribute it monthly. I am looking forward to your comments.

Sincerely,

  
Robert J. Blans  
Secretary-Manager  
Ontario Humane Society  
Peel Region Shelter  
279-5960

cc-Mr K. Cowan

I-25



REGISTRY NO. 6775  
DATE JUL 28 1977  
FILE NO. 157-77

Office of the  
Deputy Minister

Ministry of  
Transportation &  
Communications

418/24-2504  
CLERK'S DEPARTMENT  
East Building  
Downsview Ontario

July 21, 1977.

All Municipal Clerks

Metric Conversion of Road Signs

It is my pleasure to provide you with a recent statement by the Honourable James Snow, Minister of Transportation and Communications and a copy of the Highway Traffic Amendment Act 1977 (Bill 19).

I would be obliged if you would ensure that these are placed before Council at their next meeting in view of the short period remaining before conversion becomes a reality.

Bill 19 received second and third reading in the Ontario Legislative Assembly on July 6th, 1977 and on July 12th, 1977 was given Royal Assent. It includes provisions for metric conversion of driver related traffic control and associated devices including those regulating the speed limit on Ontario roads.

The Act which comes into force on the sixth day of September 1977, results from commitments by the Province to accept the schedule for metric conversion of Canada's road system proposed by representatives from all provinces.

This national plan for the conversion of the Canadian highway system is in keeping with the overall metric conversion program and guideline dates proposed by Metric Commission Canada and accepted by Federal and Provincial Governments.

Earlier this year you were sent the new metric edition of the Ontario Manual of Uniform Traffic Control Devices which conforms with the provisions of the Act and contains the signs, devices and policies for implementation.

TO BE RECEIVED

I-25(A)

Specifically, Section 4 of Bill 19 enacts Section 82a which deems the rates of speed expressed in miles per hour in all municipal by-laws to be converted to kilometres per hour in accordance with the table set out in the section. This obviates the need for each municipality other than Metropolitan Toronto to convert their various speed limit bylaws.

Your special attention is drawn to the series of equivalent metric speed limits listed in column 2 of this table, which provides numerical values in increments of 10 km/h (kilometres per hour), or about 6 mph between limits. This series has been developed through agreement with all provinces.

The 10 km/h increment has been discussed extensively and was chosen to retain a reasonable range of speed limits which, since all are whole numbers ending in zero, are easy to recognize and remember. This will help both the motoring public and enforcement officers to quickly become familiar with the metric speed limits on frequently travelled routes.

Section 82 of the Highway Traffic Act, as amended by Bill 19, provides for the statutory rate of speed of 50 km/h within a city, town, village, police village or built-up area. Where a lower rate of speed is warranted, the amendments provide for a speed limit of 40 km/h when established by bylaw.

In all cases where a speed limit is varied from the statutory rate, speed limit signs must be erected in accordance with the regulations made under the Highway Traffic Act. With regard to municipal roads, the regulations will provide that either the speed limit signs as presently prescribed or the new metric speed limit signs, whichever are in place at the time, will be legal during the conversion period.

As the Regional Director advised you last spring, all costs for changes in signing will be eligible for subsidy under normal arrangements, although the expenditures involved in the changeover

I-25101

- 3 -

will have to be met within the normal allocation of subsidy funds. Desirably, new signs would be installed only when replacement would normally be required. Overlays are available and every consideration should be given to their use in the interest of economy.

The Ministry will start to change distance signs on the highways on August 1st, 1977. On September 6th we will begin conversion of speed limit signs which we hope to have completed within 10 to 14 days. All signs are expected to be converted by September 30th.

It would be most desirable to have the conversion of municipal speed limit signs completed by September 30th. To minimize possible confusion of the public and for safety reasons, it is intended that the present speed limit signing will become invalid on that date by regulation. Thereafter, a municipal road which has the old style of sign will, in law, have a speed limit of 50 km/h or 80 km/h as the case may be and any bylaw referring to speed in miles per hour will cease to be effective until appropriate metric speed limit signs are erected.

The Ontario Government is cooperating closely with Metric Commission Canada, Transport Canada and the other Provinces in developing a national and complementary provincial public awareness campaign.

The Ontario Government's campaign will peak in intensity shortly before the September 6th implementation date. The campaign will consist of extensive advertising in both the print and electronic media in Ontario, as well as providing print and visual material for the media in bordering U.S. States. This program is supplemented by the distribution of a large number of information pamphlets at Ontario Government public contact points and all U.S./Ontario border travel information centres. We will also place metric awareness signs at U.S./Ontario border crossing points as an additional aid to tourists entering the Province.

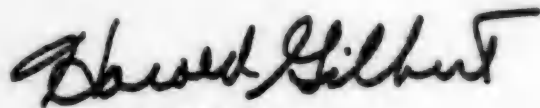
+ 2576

- 4 -

The new metric Ontario Official Road Map, a copy of which is enclosed, is an additional public awareness item. A Metric Commission Canada folder is also enclosed and copies of this will be available in limited quantities from our Public and Safety Information Branch upon request.

I am sure that with your goodwill and cooperation, the conversion of Ontario's roads to the Canadian Metric System can be carried out smoothly and with a maximum of consideration for the safety and convenience of the motoring public.

Yours sincerely,



Harold Gilbert,  
Deputy Minister.



Ministry of  
Transportation and  
Communications

## news release

FOR IMMEDIATE RELEASE

### Ontario's highways to go metric says Snow

TORONTO -- Ontario's 13,000-mile provincial highway network will go metric effective Sept. 6, Minister of Transportation and Communications James Snow announced today.

"My Ministry will convert all provincial highway signs to metric units as Ontario's part in a Federal Government directed Canada-wide conversion. Conversion of the 42,000 signs will begin Sept. 6th, the day after Labor Day," Snow said.

Replacement of existing speed signs with overlay kilometre distances will take about two-weeks.

Kilometres (km) will replace miles on distance signs; kilometres per hour (km/h) will replace miles per hour on speed limit signs; and metres (m) will replace yards and feet on advisory signs.

"Ontario drivers will soon discover that actual speed limits haven't changed; that distances between towns and cities are the same; that driving times haven't changed. Just the method of measurement will change," Snow pointed out.

Snow cited some examples to demonstrate the differences between miles and kilometres and miles per hour and kilometres per hour.

....2/

"We know that 1.6 kilometres equals a mile. So, using this as a conversion factor, you simply move the decimal point one place to the right, and you see that 16 km equals 10 miles.

"Speed limits will be based on units of 10 km/h and motorists will find the new metric speed limits easy to recognize because of the striking difference in numbers between mph and km/h."

For example:

40 km/h replaces 25 mph  
50 km/h replaces 30 mph  
80 km/h replaces 50 mph  
100 km/h replaces 60 mph

Snow explained that metric conversion is part of the national plan developed by all provinces -- except Manitoba which opted out -- in conjunction with the Federal Metric Commission.

"Adoption of the metric system brings Ontario in line with all major countries outside of North America," he said.

Snow noted that motorists should have few problems adjusting to metric signing.

"Most European countries have used metric for many years and countries like Australia and New Zealand have changed to the metric system in recent years with few problems for motorists."

....3/

I-201

- 3 -

A second phase of metric conversion of Ontario highways should begin in April, 1978, Snow added. All commercial vehicle permits, vehicle weights and dimensions, and weight restrictions are expected to be changed to metric measurement at that time.

"The new 1977 Official Ontario Road Map now available will also help drivers. It gives point-to-point distances in kilometres, and is scaled to metric measurement," he said.

The Minister also noted that many 1977 model cars have dual speedometers showing kilometres per hour and miles per hour; that by 1978, all new cars will have metric speedometers and odometers.

"For older cars, overlay stickers or gear converters are available from many automotive suppliers," Snow concluded.

- 30 -

From: Public and Safety Information Branch  
1201 Wilson Avenue  
Downsview, Ontario  
M3M 1J8  
  
Phone: (416) 248-3501  
8/7/77



C-1

OFFICE OF THE  
CLERK & TREASURER  
P. J. SLAGHT

TELEPHONE 679-8877  
(AREA CODE 705)  
P. O. BOX 189  
COBALT, ONT.  
N0J 1G0

July 11, 1977

<b>RECEIVED</b>
REGISTRY NO. 6208
DATE JUL 13 1977
FILE NO. 7-77
CLERK'S DEPARTMENT

T. L. Julian, Clerk,  
City of Mississauga,  
1 City Centre Drive,  
Mississauga, Ontario. L5B 1M2

Dear Mr. Julian:

On Monday, May 23, 1977 at 12:33 hours, the Cobalt Volunteer Fire Department was called into action as fire had broken out in an abandoned warehouse. For eleven hours the fire raged out of control. Seven fire brigades from Northeastern Ontario and Northwestern Quebec, four Province of Ontario water bombers, as well as scores of volunteers battled the devastating blaze that was fanned by tremendously high winds on a hot and dry Victoria Day holiday.

Miraculously no lives were lost; however, when the official count was recorded, 421 people were left homeless with absolutely nothing salvaged save the clothes they were wearing. THE DESTRUCTION WAS TOTAL. ONE HUNDRED AND EIGHTEEN HOMES, 31 APARTMENTS AND 7 BUSINESSES WERE COMPLETELY DESTROYED IN THE INFERNO.

We are now confronted with the enormous task of rebuilding the north end of Cobalt for the third time in our short history. The "Spirit" of Cobalt remains undaunted, however, and the Town is determined to transcend this hardship and emerge yet again from the ashes.

.....2.

REQUIRES DIRECTION

C-1(A)

.....2.

As you can appreciate, the financial loss was monumental to a town with a population of only 2,056 - \$5,318,417.00 to be exact - of this total loss, \$2,210,472.00 was covered by insurance, leaving an estimated net loss of \$3,107,945.00.

The objective of the Cobalt Fire Disaster Fund is to raise sufficient monies to rehouse 421 people and re-establish 7 businesses by replacing 90% of their individual losses. The Government of Ontario immediately declared Cobalt a disaster area and when doing so, agreed to contribute to our fund on a \$4.00 to \$1.00 raised basis. This Provincial contribution leaves us with a target figure of \$600,000.00 to be raised. At this point, we are substantially short of our goal.

For your information, Section 352, sub-section 46, of the Municipal Act allows municipalities to contribute to Disaster Funds.

We would at this time respectfully solicit your financial assistance in rebuilding our town, Cobalt.

All cheques should be made payable to, and mailed to

THE COBALT FIRE DISASTER FUND,  
P. O. Box 601,  
COBALT, Ontario

Yours truly,

*Jack Buffen*

JB/drb

Jack Buffen,  
Co-Chairman,  
Cobalt Fire Disaster Fund

C-2

**HYDRO MISSISSAUGA**  
2328 HURONTARIO ST., MISSISSAUGA, ONT. L5A 2G2 • (416) 279-0050

OFFICE OF THE CHAIRMAN

July 26, 1977

Mr. Terence L. Julian,  
City Clerk,  
City of Mississauga,  
1 City Centre Drive,  
MISSISSAUGA  
ONTARIO

<b>RECEIVED</b>	
REGISTRY NO.	4713
DATE	JUL 27 1977
FILE NO.	2077
CLERK'S DEPARTMENT	

Dear Mr. Julian:

I am attaching herewith a copy of Bill 56 being "An Act to provide for Municipal Hydro-Electric Service in The Regional Municipality of Peel".

The Act has received Royal Assent and is now in force.

Essentially the Act has established a new Commission known as the Mississauga Hydro Electric Commission. It will consist of two members of this Mississauga Commission as it exists today, namely D.J. Sherbaniuk and myself, plus one member appointed by the council of the City of Mississauga from among the members of the Streetsville Public Utility Commission as it exists, and one member appointed by the council of the City of Mississauga from among the members of the Port Credit Public Utilities Commission as it exists, plus the Mayor of the City of Mississauga or his delegate. I would refer you particularly to Section 2, Subsections 1, 3, 6 and 11.

In accordance with Section 3 Subsection 6, restructuring of the new utility can commence now and by mutual agreement between the new Commission and the three existing Commissions, may be organized and operational by January 1, 1978. On this date Port Credit P.U.C., Streetsville P.U.C. and Hydro Mississauga are dissolved and the By-laws establishing them are deemed to be repealed.

I am writing this letter on behalf of the Commission to inform the Municipality that the process of restructuring is detailed and time consuming and in order for this new utility to be operational on the above date, the new Commission should begin its work as soon as possible. The

**DIRECTION REQUIRED**

...../2

C-2(A)

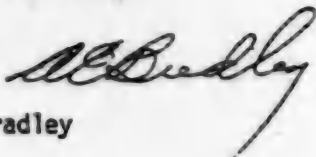
- 2 -

initial step is the formation of the Commission, and I would hereby urge the Council to appoint the two additional members, one from the existing Port Credit P.U.C. and one from the Streetsville P.U.C.

The next step is a meeting of the Commission to be called by you as City Clerk, at which the Chairperson and Vice Chairperson can be chosen and the restructuring program commenced.

If you think I can be of further assistance, you may call me at 677-6161 or our General Manager and Secretary, Bert Fleming, at 279-9050.

Yours very truly,



A.E. Bradley

c.c. B.D. Fleming,  
General Manager and Secretary



# City of Mississauga

## MEMORANDUM

R-1

To: Mayor and Members of Council

From: Purchasing and Supply

Dept. \_\_\_\_\_

RECEIVED

Treasury

REGISTRY NO. 6503

DATE JUL 18 1977

FILE NO. 21-77

CLERK'S DEPARTMENT

July 15th, 1977

**SUBJECT:** Tender TW -21- 1977 - For the Supply and Installation of Vacuum Catchbasin Cleaner and High Pressure Jet Rodder Unit

**ORIGIN:** Engineering & Works - Vehicles Replacement Pool

**COMMENTS:** The following is a summary of tenders received and opened on Tuesday, July 12th, 1977.

	Total Cost
Neovac Limited	\$58,359.94
**Wheels, Brakes and Equipment	(\$68,869.61)
	(\$59,331.63)
C. M. Equipment	Declined Tender
** Two models - both of which claim to meet specification.	

Funds for the above subject have been allotted for in the Vehicle Pool Account -- number 459-002.

**RECOMMENDATION:** That Tender TW -21- 1977 for the Supply and Installation of Vacuum Catchbasin Cleaner and High Pressure Jet Rodder Unit be awarded to Neovac Ltd., being the lowest tender received.

✓ TO BE RECEIVED  
RESOLUTION AVAILABLE

W. H. Munden  
City Treasurer

Funds certified by:

D. A. R. Ogilvie  
Commissioner of Finance

CC:vc

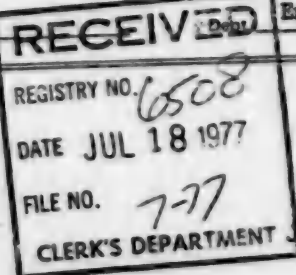


R-2

City of Mississauga  
MEMORANDUM

FILE REF : 11 141 00010  
13 211 00219  
13 211 00045

To The Mayor and Members of Council From William P. Taylor, P.Eng., Commissioner  
City of Mississauga Dept. Engineering, Building And Works  
Dept.



Request No. 182-77  
File No. 7-77

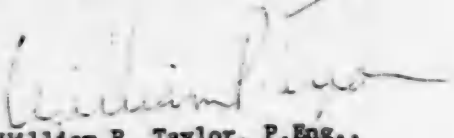
Ladies & Gentlemen :

SUBJECT : Request to Close Off Oran Court, August 13, 1977,  
for Street Dance

SOURCE : Letter dated July 4, 1977, from Mrs. G. Buckley.

COMMENTS : The Traffic and Transportation Section has no objection  
to closing Oran Court on August 13, 1977, for the  
purpose of holding a street dance subject to the appli-  
cant obtaining a road closure permit so that the  
authorities involved can be notified.

RECOMMENDATION : That permission be granted to temporarily close Oran  
Court on August 13, 1977, for a street dance, subject  
to the applicant obtaining a road closure permit from  
the Engineering Department.

  
William P. Taylor, P.Eng.,  
Commissioner,  
Engineering, Works and Building Department

DJS:jb

cc : City Manager  
R.G.B. Edmunds  
E. Halliday

Att.

✓ TO BE RECEIVED  
RESOLUTION AVAILABLE

1568 Oran Crt.  
Mississauga, Ont.  
LSN 143 826-4766

R-2(A)

July 4/77

To City Clerk,

I'm writing this letter in order  
to receive permission to close  
off our street (Oran Crt) for the  
evening of Aug 13, 1977. The reason  
for the closing is to have a  
street dance.

Your early reply would be  
appreciated.

Yours Truly,

RECEIVED
REGISTRY NO. 5971
DATE JUL 5 (1977)
FILE NO. 7-77
CLERK'S DEPARTMENT

Gloria Buckley

R-3

CITY OF MISSISSAUGA  
PLANNING DEPARTMENT

ITEM:  
FILE: BY-LAW 10,129-1  
DATE: AUGUST 2, 1977

MEMORANDUM

TO Mr. R. A. Searle, Mayor, and Members of the  
City of Mississauga Council

FROM R. G. B. Edmunds, Commissioner of Planning

SUBJECT Proposed site plan for the southeast corner of  
Sherobee Road and Hurontario Street  
Part of Lot 15, Concession 1, S.D.S. and  
Part of Block A, R.P. 942  
West End Construction

ORIGIN By-law 10,129 rezoned the above-noted lands to  
RCL2D5 Section 372 which requires site  
development plan and landscaping plan approvals  
prior to the issuance of a building permit.

Council Resolution No. 136, February 18, 1977  
reads:

"Be it resolved that the Commissioner of  
Planning is hereby delegated the  
authority to approve the site development  
plan for part of Lot 15, Concession 1,  
S.D.S. and part of Block A, R.P. 942,  
located on the corner of the intersection  
of Sherobee Road and Hurontario Street,  
after which it shall be presented to  
Council for Council's approval."

COMMENTS A site plan for a 10-storey rental apartment  
building comprising of 112 apartment units will  
be available for consideration at the August 2,  
1977 Council meeting.

✓ TO BE RECEIVED  
RESOLUTION AVAILABLE

R-3(A)

- 2 -

ITEM:  
FILE: BY-LAW 10,129-1  
DATE: AUGUST 2, 1977

RECOMMENDATION

That the site plan for part of Lot 15,  
Concession 1, S.D.S. and part of Block A, R.P.  
942, West End Construction Limited, under  
File By-law 10,129 be approved.



City of Mississauga  
MEMORANDUM

Files: 12 111 07731  
11 141 00010

R-5

To The Mayor and Members of Council

From Mr. William P. Taylor, Commissioner

Dept.

Engineering, Works and Building

July 19, 1977

SUBJECT: Quotations for Emergent and Miscellaneous Works in connection with the Maintenance of City Sidewalks, Pavements and Curbs, etc.

ORIGIN: Engineering, Works and Building Department.

COMMENTS: Attached are summaries of quotations received from:

1. Montego Construction Limited
2. Wyvern Construction Limited
3. Manco Construction Limited
4. Gazzola Paving Limited
5. M.S.O. Construction Limited
6. Warren Bitulithic Limited

RECOMMENDATION: We recommend that the quotation for emergent and miscellaneous works be awarded (based on their low hourly rates) to the following contractors wherever necessary depending on the nature and scope of the work and the available facilities of the Contractor.

- a) M.S.O. Construction Limited
- b) Gazzola Paving Limited
- c) Warren Bitulithic Limited

The By-law to authorize execution of the quotations for the Emergent and Miscellaneous works in connection with maintenance of City sidewalks, pavements and curbs, etc., (Contract 12 111 07731) be approved by Council subject to the approval of the Ministry of Transportation and Communications.

Funds are available in the various activities in the 1977 Engineering Budget.

DJD:db  
AEM:dw

c.c. City Manager  
Mr. R.G.B. Edmunds  
Mr. E. Halliday  
Mr. R. Hasted

<b>RECEIVED</b>
REGISTRY NO. 2105
DATE JUL 21 1977
FILE NO. 2105
CLERK'S DEPARTMENT

*William P. Taylor*  
William P. Taylor, P. Eng.,  
Commissioner,  
Engineering, Works and Building Dept.

☒ TO BE RECEIVED  
BY-LAW AVAILABLE

CITY OF MISSISSAUGA  
Engineering and Works Department

R-5(a)

SUMMARY OF TENDERS RECEIVED BY A COMMITTEE OF COUNCIL OF THE CITY OF MISSISSAUGA AT A PUBLIC TENDER  
OPENING ON TUESDAY, June 21, 1977

FILE REFERENCE 12 111 07731

QUOTATIONS FOR THE MAINTENANCE OF THE CITY'S SIDEWALKS, PAVEMENTS AND CURBS, ETC.

	<u>Foreman</u>	<u>Concrete Finisher</u>	<u>Asphalt Raker</u>	<u>Concrete Workers</u>	<u>Jack Hammer Men</u>	<u>Labourers</u>	<u>Flagmen</u>
Gazzola Paving Limited	\$ 9.25	\$ 8.25	\$ 8.05	\$ 8.00	\$ 7.90	\$ 7.80	\$ 5.00
M.S.O. Construction Ltd.	8.00	7.40	7.20	7.15	7.05	6.95	4.75
Montego Construction Ltd.	10.75	8.80	8.80	8.80	8.50	8.40	8.40
Manco Construction Ltd.	9.50	8.75	8.70	8.75	8.70	8.45	4.00
Warren Bitulithic Ltd.	8.80	8.60	8.40	8.35	8.25	8.15	6.25
Wyvern Construction Ltd.	10.00	8.60	8.40	8.35	8.35	8.15	5.50



## City of Mississauga

### MEMORANDUM

K-6

To: Mayor and Members of Council

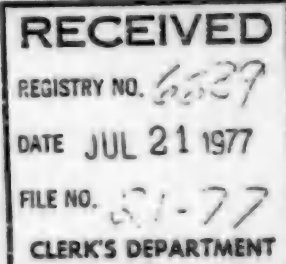
From: W. P. Taylor, P. Eng., Commissioner

For: \_\_\_\_\_

Dept: Engineering, Works & Building

July 14, 1977

File #'s: 12 211 07704  
11 141 00010



SUBJECT: Sand Stockpiling Contract

ORIGIN: Engineering, Works & Building Department  
(1977 Current Works Programme)

COMMENTS: Listed below is a summary of tenders received by the City of Mississauga and opened at a Public Tender opening on Tuesday, July 12, 1977.

- |                                  |             |
|----------------------------------|-------------|
| 1. Sherman Sand and Gravel Ltd   | \$29,500.00 |
| 2. Ambro Materials & Const. Ltd. | \$31,100.00 |

- RECOMMENDATIONS:
1. That the contract for Sand Stockpiling be awarded to Sherman Sand and Gravel Ltd., the lowest bidder, at the tendered price of \$29,500.00 subject to the approval of the Ministry of Transportation and Communications.
  2. That the by-law to authorize execution of the contract for Sand Stockpiling be approved by Council. /

*W. P. Taylor*  
W. P. Taylor, P. Eng.  
Commissioner of Engineering,  
Works & Building

*MWB:AEM:rb*  
MWB:AEM:rb

Encls.

c.c. I. F. Markson  
R. G. B. Edmunds  
E. Halliday  
R. Hasted

✓ TO BE RECEIVED  
BY-LAW AVAILABLE



R-7

City of Mississauga

MEMORANDUM

To Mayor and Members of Council From Purchasing and Supply  
Dept. Treasury

July 15th, 1977

SUBJECT: Quotation QW -20- 1977 For the Purchase of (23)  
Pioneer Model G1500 Semi-Automatic Truck Body  
Covers complete with Tie Down Kits

ORIGIN: Engineering and Works Department

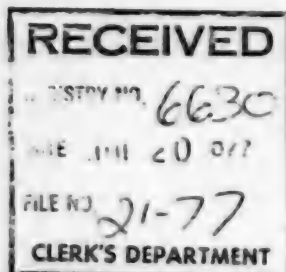
COMMENTS: The following quotations were received and opened  
on Wednesday, July 6th, 1977.

	<u>Total Cost</u>
Tandem Truck Parts Warehouse	\$16,784.02
MarMac Hydraulics	\$12,451.68
Frink Canada Ltd.	\$14,566.67

Funds for the above subject have been allotted  
in account number 08250-58.

RECOMMENDATION: That quotation QW -20- 1977 for the Purchase of (23)  
Pioneer Model G1500 Semi-Automatic Truck Body Covers  
complete with Tie Down Kits be awarded to MarMac  
Hydraulics, being the lowest quotation received.

Total Expenditure - \$12,451.68 including all taxes.



W. H. Munden  
City Treasurer

Funds certified by:

D. A. R. Ogilvie  
Commissioner of Finance

✓ TO BE RECEIVED  
RESOLUTION AVAILABLE



# City of Mississauga

## MEMORANDUM

R-8

To Mayor and Members of Council  
Dept. \_\_\_\_\_

From E.M. Halliday, Commissioner  
Dept. Recreation and Parks

July 25th, 1977

SUBJECT: Tender TR-14-1977 Street Tree Planting,  
Eglinton Avenue and Burnhamthorpe Road

ORIGIN: Recreation and Parks Department

COMMENTS: Six Suppliers submitted the tender,  
all six providing complete bids as  
listed below:

<u>Tenderers</u>	<u>Item # 1</u>	<u>Item # 2</u>	<u>Total</u>
	100-2-2½"x12-15' English Oak (Quercus robur)	75-2½-3"x12-15' Red Maple (Acer rubrum)	
Litz Landscaping Enterprizes	\$9,500.00	\$9,375.00	\$18,875.00
McLean and Peister Ltd.	13,250.00	13,650.00	26,900.00
Environs Landscape	14,000.00	12,000.00	26,000.00
Green Survival Landscaping	12,200.00	11,250.00	23,450.00
D. McLean Landscaping	13,800.00	12,150.00	25,950.00
Bayview Sod and Nursery	12,500.00	10,500.00	23,000.00

RECEIVED

REGISTRY NO. 6856

DATE JUL 25 1977

FILE NO. 21-77

CLERK'S DEPARTMENT

Funds have been made available by  
the Engineering Department, under project  
#75-143 Eglinton Avenue reconstruction in  
the amount of \$12,000.00 and Project  
#76-053 Burnhamthorpe Road reconstruction  
in the amount of \$15,000.00.

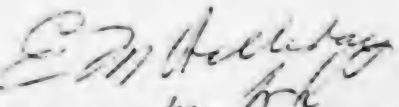
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BY-LAW AVAILABLE

R-8(a)

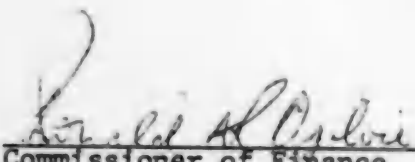
Page two.

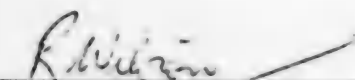
RECOMMENDATIONS:

That Tender TR-14-1977 be  
awarded to Litz Landscaping  
Enterprizes Ltd. for a  
total of \$18,875.00, this  
being the lowest bid.

  
E.M. Halliday, Commissioner  
Recreation and Parks Dept.

nc

  
\_\_\_\_\_  
Commissioner of Finance

  
\_\_\_\_\_  
Treasury Department



City of Mississauga  
MEMORANDUM

Files: 11 141 00011  
16 111 76124

R-9

To: Mayor and Members of  
Council  
From: W.P. Taylor, P. Eng.  
Commissioner  
Dept: Engineering, Works & Building

July 18, 1977

SUBJECT: Willow Lane Bridge at Tributary of the Credit River

ORIGIN: Engineering, Works & Building Department  
1977 Capital Works Programme

COMMENTS: Listed below is a summary of tenders received and opened by a  
Committee of Council on Tuesday, July 5, 1977.

	Scheme A (Multiplate Arch)	Scheme B (Concrete Box Structure)
1. Bramall and Company Construction Limited	\$38,112.50	\$45,676.50
2. Gazzola Paving	\$42,995.00	\$60,201.00
3. Alcan Colony Contracting Company Limited	\$51,492.60	-
4. Disher-Farrand Limited	\$59,106.96	-

The original design of the Willow Lane Bridge proposed a crossing of the watercourse by means of installing a tri-arch structural plate section at the captioned location.

Concerns were raised by the area residents on this type of installation and subsequently the tender sale was postponed. An alternate design was produced by the Engineering Department for a Concrete Box Structure with a clear span of 20'. Scheme "B" eliminated any possibility of ice blockage at the structure and related flooding of adjacent residences.

The cost of Scheme "B" is somewhat higher on a percentage basis, however, for the additional dollar expenditure it will provide a longer life expectancy, (10 years), aesthetically, a more pleasing structure, and remove the concerns regarding ice blockage.

RECEIVED

REGISTRY NO.

DATE JUL 26 1977

FILE NO.

CLERK'S DEPARTMENT

Funding has been secured in the 1977 Capital Budget for the Willow Lane Bridge construction in the amount of \$100,000.00 (all inclusive).

TO BE RECEIVED  
BY-LAW AVAILABLE

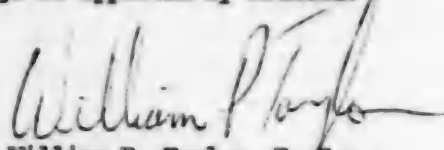
... 2

R-9(a)

To The Mayor and Members of Council  
Page 2

Files: 11 141 00011  
16 111 76124

- RECOMMENDATION:
1. That the contract for Willow Lane Bridge, Scheme "B", be awarded to Bramall and Company Construction Limited, the lowest bidder at the tendered price of \$45,676.50.
  2. That the by-law to authorize the execution of the contract for Willow Lane Bridge be approved by Council.

  
William P. Taylor, P. Eng.  
Commissioner  
Engineering, Works & Building

DM/sr  
BES

Attach.



City of Mississauga

MEMORANDUM

R-10

To: Mayor and Members of Council

From: W. P. Taylor, P. Eng., Commissioner

On: \_\_\_\_\_

Dept: Engineering, Works and Building

July 14, 1977

Our Files: 12 211 07708  
11 141 00010

SUBJECT: Supply of Sodium Chloride Contract

ORIGIN: Engineering, Works & Building Department  
(1977 Current Works Programme)

COMMENTS: Listed below is a summary of tenders received by the City of Mississauga and opened at a Public Tender opening on Tuesday, July 12, 1977

- |  |              |
|--|--------------|
| 1. Iroquois Salt Products Ltd.                 | \$344,778.00 |
| 2. The Canadian Salt Company Ltd.              | \$361,788.00 |
| 3. Domet Chemicals Ltd.<br>Sifto Salt Division | \$374,598.00 |

RECOMMENDATION:

1. That the contract for Supply of Sodium Chloride be awarded to Iroquois Salt Products Ltd., the lowest bidder, at the tendered price of \$344,778.00 subject to the approval of the Ministry of Transportation and Communications.
2. That the by-law to authorize execution of the contract for the Supply of Sodium Chloride be approved by Council.

*AWB*

MWB:AEM:rb  
Encls.

C.C. I. F. Markson  
R. G. B. Edmunds  
E. Halliday  
R. Hasted

*William Taylor*  
W. P. Taylor, P. Eng.,  
Commissioner of Engineering,  
Works & Building

RECEIVED

REGISTRY NO. 6270

DATE JUL 25 1977

FILE NO. 21-77

CLERK'S DEPARTMENT

✓ TO BE RECEIVED  
BY-LAW AVAILABLE



R-12

## City of Mississauga

### MEMORANDUM

To Mayor and Members of Council  
Dept. \_\_\_\_\_

From E.M. Halliday, Commissioner  
Dept. Recreation and Parks

July 26th, 1977

**SUBJECT:**

Tennis Court Tender TR-13-1977

**ORIGIN:**

1977 Current Budget

**COMMENTS:**

Funds were provided in the 1977 budget for the reconstruction of the existing courts at Meadowwood Park and the construction of new courts at Crestdale Park. Following is a summary of the bids submitted:

	Proposal "A"	Proposal "B"
Bramall Construction	\$52,480.00	\$62,070.00
Flintkote Co.	43,016.00	49,397.00
Court Contractors	40,361.00 *	46,093.00 **

\* \$800 discount for both projects

\*\* \$1,100 discount for both projects

The net cost for the work at Meadowwood according to the low bid, is \$19,775. The Meadowwood Tennis Club, has committed itself to \$6,000 of that and we can anticipate \$6,000 in matching funds from Wintario leaving a balance of \$7,775 to be charged to our budgeted amount of \$10,000.

Funds were provided in the amount of \$24,000 in the budget for two courts at Crestdale Park. The Club requested that we consider the construction of three courts at that site with financial input from the Club, hence Proposal "B". The net cost of three courts according to the low bid is \$25,218. In view of the fact that three courts had been envisioned on the master plan of the park; the very competitive bids submitted and the Tecumseh Tennis Club's commitment to contribute \$3,000, which can be matched with \$3,000

✓ TO BE RECEIVED  
RESOLUTION AVAILABLE

R-12(a)

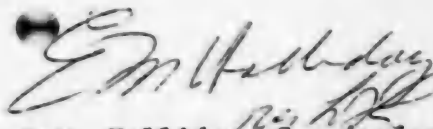
Page two.

from Wintario, we would recommend that we proceed with the construction of the three courts.

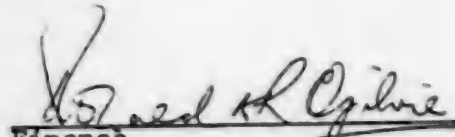
Funds are available as noted above in account 09870-05.

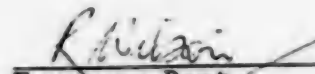
RECOMMENDATION:

1. That the low bid of \$19,775 be awarded to Court Contractors for the reconstruction of the tennis courts at Meadowwood Park.
2. That the low bid of \$25,218 be awarded to Court Contractors for the construction of three tennis courts at Crestdale Park.
3. That the Meadowwood and Tecumseh Tennis Clubs be commended for their contribution to the two projects- and that applications for Wintario funds be submitted immediately.

  
E.M. Halliday, Commissioner  
Recreation and Parks Department

nc

  
Finance

  
Treasury Dept.

GENERAL COMMITTEE OF COUNCIL

JULY 13, 1977

REPORT NO. 27-77

TO: The Mayor and Members of Mississauga Council.

LADIES AND GENTLEMEN:

The General Committee of Council presents its twenty-seventh report and recommends:

960. That the report dated July 7, 1977, from the Clerk's Department on the list of outstanding reports as at June 30, 1977, be received.

(04-960-77) 172-77

961. (a) That the City of Mississauga tentatively negotiate with Sperry-Univac for the leasing of an additional 20,000 sq. ft. in the Univac Building, which will become available during 1979.
- (b) That upon completion of the Official Plan and Core Area Study, the Council of the City of Mississauga proceed towards a decision with respect to the construction of a new City Hall to be available for 1982 occupancy.

(04-961-77) 115-77

962. (a) That a letter of appreciation be forwarded to the Clarkson Lions Club from the Mayor and Members of Council for their outstanding contribution towards the Clarkson Arena Building Fund.
- (b) That the Clarkson Lions Club be invited to attend the Council meeting on August 2, 1977, in order to be presented with a certificate of recognition.

(04-962-77) 17-77

July 13, 1977

963. That the report dated July 4, 1977, from the City Treasurer, with reference to Statement of Continuity of Unallocated Reserves and Amenities Receipts as at May 31, 1977, be received.

(04-963-77) 65-77  
1-77

964. (a) That all properties leased by the City be subject to a formal lease agreement.
- (b) That all rents be reviewed on an annual basis.
- (c) That the Property Agent be authorized to advertise all vacant properties for rent and accept tenders, or when the estimated maintenance costs of the building exceed the rental rate the market will support, be authorized to demolish the structure; however, prior to demolition taking place, the Property Agent should contact the Social Service Department of the Region of Peel to determine whether or not that Department is interested in using the building.
- (d) That all properties leased by the City be subject to an annual inspection.

(04-964-77) 111-77  
34-77

965. That the Grant of Easement dated June 7, 1977, whereby Canadian Admiral Corporation Ltd. conveys to the City a storm sewer easement over part Lot 11, Conc. 2, S.D.S., part 4, Plan 43R-3851, be accepted and executed by the City.

(04-965-77) 166-77

966. That Phase II of the Mississauga Valley Recreation Complex be approved, subject to a report from the City Manager to be considered by Council on August 2, 1977, and further, subject to Council receiving a commitment from the Mississauga Valley Community Association stating it will assist in the fund-raising for the project.

(04-966-77) 155-77

July 13, 1977

967. That the letter dated June 24, 1977, from the City of St. Thomas with reference to a resolution passed by St. Thomas City Council on June 13, 1977, (problem of Auto Pact), be received.

(04-967-77) 67-77

968. That the City of Mississauga pay to the Carmelite Sisters, the cost of constructing a new driveway from Sherwood Forrest Subdivision, such cost not to exceed \$5,440.00 on the understanding that the Sisters will not object to the closing of the access onto Dundas Street by the City after January 1, 1979.

(04-968-77) M-115  
M-151

969. That heavy trucks be prohibited on Inverhouse Drive, Bonnymede Drive and Old Poplar Row, to prohibit the infiltration of heavy trucks onto the residential area south of Lakeshore Road and east of Southdown Road, and that By-law 234-75 as amended, Schedule IX, be amended accordingly.

(04-969-77) 86-77

970. That the Traffic By-law be amended to include The Credit Woodlands, Forestwood Drive, McBride Avenue between Erindale Station Road and Forestwood Drive, Westlock Road and Cedarglen Gate under Schedule IX, "No Heavy Trucks", and further, that the by-law to implement this, be approved.

(04-970-77) 86-77

July 13, 1977

971. (a) That the "Stop" Control at the Chriseden Drive and Woodeden Drive intersection, be altered to accommodate the new reconstruction design, and that the by-law to implement this change, be approved.
- (b) That when the reconstruction of the intersection has been completed, the intersection be monitored and a report prepared by the Commissioner of Engineering, Works and Building, setting out whether or not an additional stop sign is required.

(04-971-77) 86-77

972. That the following resolution be enacted by Council and forwarded to the The Honourable Sidney B. Handleman, Minister of Consumer and Commercial Relations; The Association of Municipalities of Ontario and the City of Owen Sound:

"WHEREAS by virtue of section 466 (2) of The Municipal Act, municipalities were granted a one year period within which to commence proceedings to enforce contraventions of Building By-laws passed under section 38 of The Planning Act; and WHEREAS by virtue of section 23 (1) of The Ontario Building Code Act, 1974, it is provided that everyone who contravenes any provision of the Act is guilty of an offence and on summary conviction is liable to a fine; and WHEREAS The Summary Convictions Act provides that no proceeding shall be instituted more than six months after the time when the subject matter of the proceedings arose; and WHEREAS it is deemed expedient, desirable and necessary to provide a one year period within which to commence proceedings to enforce a contravention of The Building Code Act and Regulations. NOW THEREFORE BE IT RESOLVED THAT the Province of Ontario be requested to amend The Building Code Act, 1974 to provide that proceedings to enforce a contravention of the Code may be initiated within one year after the time of the contravention and that imprisonment may be for a term of not more than six months; and

July 13, 1977

ITEM 972 CONTINUED

FURTHER THAT a copy of this resolution be forwarded to The Honourable S. B. Handleman, Minister of Consumer and Commercial Relations, Mr. E. Sargent, M.P.P. Grey-Bruce, all Ontario Cities and The Association of Municipalities of Ontario."

(04-972-77) 67-77

973. (a) That a parking meter replacement program be undertaken in Port Credit; 243 meters on Lakeshore Road to be replaced in 1977 from existing funds in the Engineering, Works and Building Department's funds; and that the balance numbering 85, be replaced in 1978 from funds to be appropriated for this purpose in the 1978 budget.
- (b) That the parking meter rate be increased to 10¢ per hour - 5¢ per half hour on all new meters purchased in 1977 and further, that the existing 5¢ per hour remain on existing side street meters until their replacement in 1978 at which time these rates will also be increased to 10¢ per hour.
- (c) That the times for parking meter enforcement be altered from the present 10:00 a.m. - 6:00 p.m. Monday to Saturday, to 10:00 a.m. - 5:30 p.m., Monday to Saturday.
- (d) That the by-law to amend Traffic By-law 234-75, as amended, to implement this change, be approved.
- (e) That funds be reappropriated in the amount of \$37,000.00 from various Engineering accounts for the purchase and installation of new parking meters on Lakeshore Road.

(04-973-77) 86-77

July 13, 1977

974. (a) That the letter dated July 4, 1977, from the Shipp Corporation Limited, be received.
- (b) That permission be granted for the Shipp Corporation to fly flags from three street lighting standards situated on the south side of Bloor Street between Dixie Road and Golden Orchard Drive during the sales promotion for Applewood Landmark and that the Shipp Corporation provide the City with the necessary liability coverage.

(04-974-77) 7-77

975. That Mr. Grant Bacchus, P. Eng., be retained to make recommendations as per the report of the Commissioner of Engineering, Works and Building Department and Commissioner of Planning, dated June 15, 1977, with respect to traffic matters pertaining to Liverton Investments Limited and Square One Shopping Centre, at a cost not to exceed \$8,000.00.

(04-975-77) 115-77  
22-77  
T-22274

976. That the settlement reached between Jan Davies Limited and Jesam Investments Limited and the City of Mississauga with respect to the future development of lands on the east and west sides of Sherobee Road, immediately north of North Service Road, be confirmed; and that the proposed revisions to the aforementioned settlement as set out in the June 21, 1977, communication from Mrs. Lilly Davies, on behalf of Jan Davies Limited and Jesam Investments Limited, not be approved.

(04-976-77) 02/77/75

July 13, 1977

977. That the Credit Valley Conservation Authority be authorized to negotiate the acquisition of the Adamson-Proteous Property as outlined by the Chairman of the Authority at the General Committee meeting on July 13, 1977.

(04-977-77) 54-77  
OZ/88/66

978. That Councillor McCallion be appointed Chairman of the Mississauga Taxicab Authority to serve for the year ending June 30, 1978.

(10-23-77) 9-77A  
2-77

979. That Taxicab Authority meetings be held on the first Monday of each month at 7:30 p.m. or in the case of that being a public holiday, on a date to be set by the Chairman.

(10-24-77) 9-77A

980. That Mr. Joao Nascimento be allowed to sell his Taxicab Plate No. 45 on the condition that the present sale be no greater in value than that listed in the Agreement of Purchase and Sale dated February 16, 1977 with Mr. Albert Diamond, and further, that the applicant, Mr. Nascimento, provide documentation to this effect including the necessary affidavits.

(10-26-77) 9-77A

981. That Mr. David Lee and Mr. Stuart Noble be considered for the Taxicab Driver of the Month Award for July, 1977.

(10-27-77) 9-77A

July 13, 1977

982. That the report dated June 13, 1977 from Mr. B. Clark, Q.C., City Solicitor, with regard to the complaint against Taxicab Driver Wesley Cargill, be deferred.

(10-28-77) 9-77A

983. That the report dated June 27, 1977, from Mr. J. R. Nisbet, Supervisor of Taxicab Licensing, regarding the use of electronic taxicab meters, be received.

(10-29-77) 9-77A

48 Joymar Drive,  
Streetsville, Ontario, L5M 1B9.  
July 25, 1977.

P-1

The Mayor & Council,  
City of Mississauga,  
1 City Centre Drive,  
MISSISSAUGA, Ontario L5B 1M2.

Mr. Mayor:

We are attaching a formal Petition signed by the residents of and adjacent to Joymar Drive.

Joymar Drive was originally developed as a dead-end residential street ending at Joycelyn Drive, the southern extremity. Within a few years the Council of the Town of Streetsville saw fit to open Joymar Drive through to Thomas Street. The immediate effect of this action was a north south transit access to the newly developed commercial area and Secondary School at the southern limits of our residential street.

We, the residents of this beautiful street have been forced, due to the actions of Council and School Board, to see our quiet roadway changed to a near thoroughway as of June, 1977. A typical week day traffic load consists of:

1. Seventy Mississauga Transit Buses.
2. Approximately forty School Buses.
3. A continuous flow of automobile and motorcycle traffic, (the majority of which greatly exceed the speed limit - 25 M.P.H.) The exact number of which is not available, because, the traffic counters, requested at numerous meetings over the years, have never been installed.
4. Undetermined heavy truck traffic, even though, Joymar Drive is designated a "No Truck Route", (Streetsville By-Law #1324)
5. Some "No Truck" signs removed when ditches were shaped and sodded over two months ago, to date, have not been replaced.

Over the years we have diligently fought the desires of both Streetsville and Mississauga Councils to create a "Main Artery" out of Joymar Drive. In addition to the above facts, we ascertained quite by accident, that approximately ten days ago, Joymar Drive was to have been asphalted to a depth of 2". The Works Department kindly deferred this work pending a Petition from the residents of Joymar Drive.

An overwhelming majority of the residents of Joymar Drive have indicated their desire for an hourly Local Mini Bus Service, and a complete removal of heavy buses. This being our choice, we recommend Joymar Drive remain a "Rural Road".

In the event should Council deem it necessary to call a meeting re the above, you can rest assured that the residents of Joymar Drive will attend with the same enthusiasm and interest as shown at previous meetings.

Thanking you for your kind consideration, we remain,

Respectfully yours,

*[Signature]*  
On behalf of  
The Concerned Citizens of  
Joymar Drive.

CC: Councillor Mrs. E. McCallion  
Commissioner of Works Mr. W. Taylor  
Chairman Mr. L. H. Parsons  
Mr. E. Dowling, General Manager,  
Mississauga Transit.

✓ TO BE RECEIVED. REPORT  
REQUESTED FROM W. TAYLOR  
AND E. DOWLING

PETITION TO: THE CITY CLERK, CITY OF MISSISSAUGA

P-1(A)

Copies to: Mr. E. Searle, Mayor of the City of Mississauga  
Mrs. E. McCallion, Councillor  
Mr. E. Taylor, Commissioner of Works  
Mr. E. Dowling, General Manager, Mississauga Transit

I, the undersigned, of legal age, a resident of Joymar Drive, indicate my preference with an "X" as follows:

NAME	STREET NO.	REMOVE TRANSIT BUSES FROM JOYMAR DR.	RESTRICTED TRANSIT BUSES ON JOYMAR DR.
Eileen Wecker	18		X
Frank Walker	18		X
Gay Walker	18		X
Don Johnson	12		X
Karna Rodolfo	10		X
Kathleen Eyles	5		X
Anthony Cooper	5		X
G. Koch	7		X
G. Korulan	7		X
S. Sommerfeld	11		X
B. Sommerfeld	11		X
M. Jarmuth	1		X
Albany Pien	8		X
John Pien (Jr.)	8		X
Cathy Schupfer			X
John Schupfer			X
John Schupfer			X

PETITION TO: THE CITY CLERK, CITY OF MISSISSAUGA

V-1(B)

Copies to: Mr. E. Searle, Mayor of the City of Mississauga  
Mrs. H. McCallion, Councillor  
Mr. J. Taylor, Commissioner of Works  
Mr. E. Dowling, General Manager, Mississauga Transit

I, the undersigned, of legal age, a resident of Joywar Drive, indicate my preference with an "X" as follows:

NAME	STREET NO.	REMOVE TRANSIT BUSES FROM JOYWAR DR.	RESTRICTED TRANSIT BUSES ON JOYWAR DR.
H.C. Thurston	29		X
Barbara Bayter	44		X
el. Bayter	44		*
J.E. Brockwell	42		X
Ph Brockwell	42		X
S.W. Brockwell	42		X
R. Brockwell	42		X
Albert Catt	40		X
R. Catt	40	X	
Dorothy Catt	40		X
Joan Catt	40		X
Lillian Natale	38		X
Ron Natale (fr)	38		X
Ken Freeman	54		X
Maomi Freeman	34		X
Robt. Ringle	32		X
Angela Dingley	33		X
Fred J. Hambl	33		X
Ernest E. Hulfer	27		X
Agnes Williams	25	X	
Lucas Williams	25	X	

PETITION TO: THE CITY CLERK, CITY OF MISSISSAUGA

Copies to: Mr. E. Searle, Mayor of the City of Mississauga  
Mrs. E. McCallion, Councillor  
Mr. W. Taylor, Commissioner of Works  
Mr. E. Dowling, General Manager, Mississauga Transit

I, the undersigned, of legal age, a resident of Joyman Drive, indicate my preference with an "X" as follows:

NAME	STREET NO.	REMOVE TRANSIT BUSES FROM JOYMAN DR.	RESTRICTED TRANSIT BUSES ON JOYMAN DR.
F. Hickey	33		X
D. Hickey	50		X
B. Hickey	50		X
J. Hickey	54		
Mr. & Mrs. R. Hickey	67		X
L. Hickey	67		X
Mr. & Mrs. Hickey	43	X	
Mr. & Mrs. Hickey	43	X	
John Hickey	43	X	
Leon Hickey	41		X
Mr. & Mrs. Hickey	41	X	
Mr. & Mrs. Hickey	39	X	
Mr. & Mrs. Hickey	37		X
Mr. & Mrs. Hickey	37		X
R. Wallace	35		X
P. Wallace	35		X
H. Hickey	31		X
Mr. & Mrs. Hickey	30		X
Mr. & Mrs. Hickey	30		X
Paul Hickey	30	X	

K-1(d)

## PETITION TO: THE CITY CLERK, CITY OF MISSISSAUGA

Copies to: Mr. R. Searle, Mayor of the City of Mississauga  
 Mrs. H. McCallion, Councillor  
 Mr. W. Taylor, Commissioner of Works  
 Mr. E. Dowling, General Manager, Mississauga Transit

I, the undersigned, of legal age, a resident of Joymar Drive, indicate my preference with an "X" as follows:

NAME	STREET NO.	REMOVE TRANSIT BUSES FROM JOYMAR DR.	RESTRICTED TRANSIT BUSES ON JOYMAR DR.
ALW MARTYN	53 Joymar		X.
J. Martyn	53 Joymar		X
Mrs. Viers	57 Joymar		X
Andy Viers	57 Joymar C.V.		X
T. Wilton	59 Joyman Dr.		X
H. Wilkshire	59 Joyman Dr.		X
J. Peels	65 Joyman Dr.		
Edwina G. Jones	65 Joyman Drive		X
Edwina F. Hageman	67 Joyman Drive		X
Hageman P. Hageman			X
Clara Z. Barrett	71 Joyman	X	
Tom Barrett	71 Joyman	X	
John Spink	77 Joyman		X
Bob. Hunter	"		X
Bill McFarlane	54 Joyman		X
Lauren McFarlane	54		X
James S. Graham	47 Joyman Dr.	X	
Biddy Graham	47 Joyman	X	

PETITION TO: THE CITY CLERK, CITY OF MISSISSAUGA

P-1(E)

Copies to: Mr. E. Searle, Mayor of the City of Mississauga  
Mrs. H. McCallion, Councillor  
Mr. W. Taylor, Commissioner of Works  
Mr. E. Douling, General Manager, Mississauga Transit

I, the undersigned, of legal age, a resident of Joymar Drive, indicate my preference with an "X" as follows:

NAME	STREET NO.	REMOVE TRANSIT BUSES FROM JOYMAR DR.	RESTRICTED TRANSIT BUSES ON JOYMAR DR.
Robert A. Durr	49		X
Marilyn Setk	49		X
Alue Turner	51		X
Ed Durn	57		X
J. L. W. Allen	61		X
Norma Walker	61		X
Nellie Doherty	75		
Anastasy Doherty	N.D. 75		X
Nellie Doherty	75		
Jeanne Doherty	73		X
Mrs. De Silva	N.D. 79		X
Mrs. Dr. Silva	N.D. 79		X
Mrs. J. Boyer	56		X
Mr. J. Boyer	N.B. 56		X
Mr. J. Reid	56		X
Ed Allen	47		X
John W. Ryan	45	X	
W. Ryan	45	X	

K-1(F)

PETITION TO: THE CITY CLERK, CITY OF MISSISSAUGA

Copies to: Mr. E. Searle, Mayor of the City of Mississauga  
Mrs. H. McCallion, Councillor  
Mr. W. Taylor, Commissioner of Works  
Mr. E. Dowling, General Manager, Mississauga Transit

I, the undersigned, of legal age, a resident of Joyman Drive, indicate my preference with an "X" as follows:

NAME	STREET NO.	REMOVE TRANSIT BUSES FROM JOYMAN DR.	RESTRICTED TRANSIT BUSES ON JOYMAN DR.
<i>Beverly Dickie</i>	<i>26 Joyman Dr.</i>		X.
<i>Lois. Thomas</i>	<i>28 Joyman Dr.</i>		X
<i>Donald Bullock</i>	<i>32 Joyman Dr.</i>		X
<i>John Fink</i>	<i>34 Joyman Dr.</i>		X
<i>Henry Baker</i>	<i>21 Joyman Dr.</i>		X

P-1(g)

OPEN LETTER TO RESIDENTS OF JOYMAR DRIVE

We, a group of interested citizens are concerned with the rapid increase of vehicular traffic on Joymar Drive.

We know you are also concerned as proven by the excellent turn out at all civic meetings that have been held pertaining to the road conditions of Joymar Drive.

Councillor Hazel McCallion, when approached about our excess current Transit Bus problem, stated "If a petition, signed by the majority of poled residents of Joymar Drive, indicates a desire for the removal of Transit Buses from the street, then they will be removed within a reasonable length of time, with Council approval".

As concerned citizens, we feel that the residents should have a choice between "REMOVAL" or "RESTRICTED" Transit Bus use of our road. Our terminology of "Restricted" is: A local Transit Bus Service, utilizing Mini Buses, with a maximum schedule of one bus per hour, north and south.

We want you to take your time to analyze this serious situation. We, therefore, will not call on you for your signature for 24 to 48 hours.

To help you make your decision, here are some pertinent facts:

1. Twenty odd years ago Joymar Drive was a dead end residential street!
2. Mississauga Works Department have a current work order to ASPHALT our street to better facilitate the 70 Transit Buses, plus school buses, that use our street each day. (See attached bus schedule).
3. Consider the possibility of increased automobile speed because of the superior road surface.
4. This work order is now delayed, at our request, pending the outcome of this survey.
5. Mr. E. Dowling, General Manager, Mississauga Transit, in a phone conversation inferred that he considered Joymar Drive to be Streetsville's second major north south artery and a loop convenience. What can we expect in the future?
6. We are concerned with the safety of the area school children. The proposed road improvements, plus Transit Buses, will increase the traffic flow and speed of the traffic, thereby greatly endangering the safety of the children.

This is truly our major concern!

As concerned citizens, we know you will give this petition the consideration it deserves.

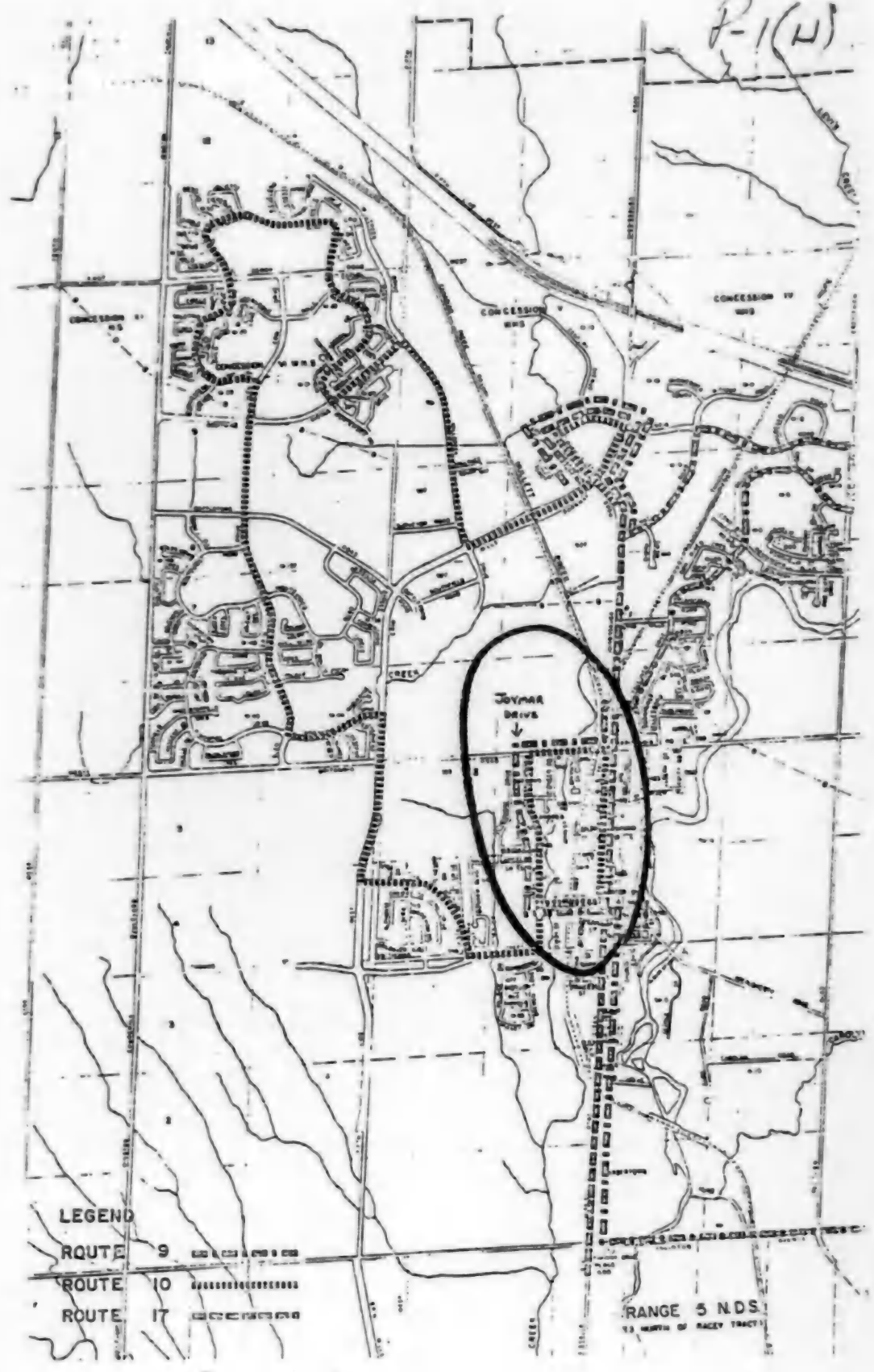
THANK YOU

The Schofields  
826-1606

The Byers  
826-3692

The Williams  
826-2479

P-1(U)



LEGEND  
ROUTE 9  
ROUTE 10  
ROUTE 17

RANGE 5 N.D.S.  
1/2 MILE NORTH OF RACEY TRACT

**ROUTE 9 STREETSVILLE - CITY CENTRE (SQUARE ONE)**

**SOUTHBOUND (To Square One)**

Mon. - Fri.

	A.M.		A.M.		P.M.		P.M.		P.M.
Turner Valley & Argente Rd.	6:10	and every	10:10	and every	3:10	and every	6:10	and every	9:40
Britannia Rd. & Jermar Drive	6:21	30 minutes	10:21	60 minutes	3:21	30 minutes	6:21	60 minutes	9:51
Tannery St. & Queen St.	6:25	to	10:25	to	3:25	to	6:25	to	9:55
City Centre (Sq. One)	6:40		10:40		3:40		6:40		10:10

Last bus from Streetsville to Square One 9:40 P.M. Mon. - Fri.

**NORTHBOUND (To Streetsville)**

Mon. - Fri.

	A.M.		A.M.		P.M.		P.M.		P.M.
City Centre (Sq. One)	5:40	and every	9:40	and every	3:10	and every	6:10	and every	10:10
Tannery & Queen St.	5:55	30 minutes	9:55	60 minutes	3:25	30 minutes	6:25	60 minutes	10:35
Britannia Rd. & Jermar Dr.	6:00	to	9:59	to	3:29	to	6:29	to	10:39
Turner Valley & Argente Rd.	6:10	7:10	10:10		3:40		6:40		10:40

Last bus from Square One to Streetsville 10:10 P.M. Mon. - Fri.

**SOUTHBOUND (To Square One)**

Saturday

	A.M.		P.M.
Turner Valley & Argente Rd.	7:10	and every	10:10
Britannia Rd. & Jermar Dr.	7:21	60 minutes	10:21
Tannery St. & Queen St.	7:25	to	10:25
City Centre (Sq. One)	7:40		10:40

Last bus from Streetsville to Square One 10:10 P.M.

**NORTHBOUND (To Streetsville)**

Saturday

	A.M.		P.M.
City Centre (Sq. One)	6:40	and every	9:40
Tannery St. & Queen St.	6:55	60 minutes	9:55
Britannia Rd. & Jermar Dr.	6:59	to	9:59
Turner Valley & Argente Rd.	7:10		10:10

Last bus from Square One to Streetsville 9:40 P.M.

**NO SERVICE SUNDAYS OR HOLIDAYS**

**EFFECTIVE MAY 24, 1977.**

**ROUTE 10 MIDLAND WEST - STREETSVILLE**

**SOUTHBOUND**

Mon. - Sat.

	A.M.		P.M.
Turner Valley & Argente Rd.	5:55	and every	8:55
Aquitaine & Montevideo Rd.	6:00	60 minutes	9:00
Windwood & Glen Erin Dr.	6:12	to	9:12
Tannery St. & Queen St.	6:25		9:25

Mon. to Fri. 30 min. service  
6:55 A.M. to 9:55 A.M.  
3:55 P.M. to 6:55 P.M.

**NORTHBOUND**

Mon. - Sat.

	A.M.		P.M.
Tannery St. & Queen St.	6:25	and every	9:25
Windwood & Glen Erin Dr.	6:38	60 minutes	9:38
Aquitaine & Montevideo Rd.	6:50	to	9:50
Turner Valley & Argente Rd.	6:55		9:55

Mon. to Fri. 30 min. service  
6:25 A.M. to 9:25 A.M.  
3:25 P.M. to 6:25 P.M.

**NO SERVICE SUNDAYS OR HOLIDAYS**

**EFFECTIVE MAY 24, 1977.**

**ROUTE 17 MISSISSAUGA LINE (Streetsville - Sheridan Mall)**

**SOUTHBOUND**

Mon. - Fri.

	A.M.	A.M.	A.M.		P.M.	P.M.	P.M.	P.M.
Turner Valley & Argente Rd.	7:10	8:19	9:19					
Tannery St. & Queen St.	7:25	8:25	9:25					
Erindale College	7:39	8:39	9:39					
Sheridan Mall	7:48	8:48	9:48					
Turner Valley & Argente Rd.		3:35	4:35	5:35				
Tannery St. & Queen St.		3:41	4:41	5:41				
Erindale College		3:49	4:49	5:49				
Sheridan Mall		3:55	4:55	5:55				

**NORTHBOUND**

Mon. - Fri.

	A.M.	A.M.		P.M.	P.M.	P.M.	P.M.
Sheridan Mall	7:48	8:48					
Erindale College	7:55	8:55					
Tannery St. & Queen St.	8:09	9:09					
Turner Valley & Argente Rd.	8:19	9:19					
Sheridan Mall		3:05	4:05	5:05	6:05		
Erindale College		3:12	4:12	5:12	6:12		
Tannery St. & Queen St.		3:25	4:25	5:25	6:25		
Turner Valley & Argente Rd.		3:35	4:35	5:35	6:35		

**NO SERVICE SUNDAYS, SUNDAY OR HOLIDAYS**

**EFFECTIVE MAY 24, 1977.**

K-1 (J)

JOYMAR - HOUSE NUMBERS LISTED ON PETITION

1		37		
2	NSW	38		75
3	NSW	39		76 NSW
4	NSW	40		77
5		41		78 NSW
6	?	42		79
7		43		
8		44		
9	?	45		
10		46		+ CORNER HOUSE JOKLYN & JOYMAR
11		47		
11A	?	48		
12		49		
14	?	50		
15	?	51		
16		52	ENGINEER	
17		53		
18	?	54		
19	?	55	REIN- FORGET	
20	?	56		
21		57		
22	?	58	NSW	
23	?	59		
24		60	NSW	
25	NSW	61		
26		62	NSW	
27		63	EMPTY	
28		64	NSW	
29		65		
30	?	66	NSW	
31		67		
32		68	NSW	
33		69		
34		70	NSW	
35		71		
36		73	EMPTY	

JOYMAR DRIVE FROM  
BRITANNIA - SOUTH TO  
TANWERT

THERE ARE 64 HOUSES  
+ CORNER JOYLYN 1  
= 65

NUMBER OF HOUSES  
CANVASED = 50

RESULT OF PETITION:

REMOVE TRANSIT BUSES	RESTRICTED TRANSIT BUSES ON JOYMAR ALLOW MINI BUS ONLY
16	83

= 99 RESIDENTS SAYING  
REMOVE BIG TRANSIT  
BUSES.



## City of Mississauga

### MEMORANDUM

UB-2

To Mayor and Members of Council,  
City of Mississauga

From Mr. E.M. Halliday,  
Dept. Recreation and Parks

July 27, 1977

SUBJECT: Mississauga Valley Community Centre Complex - Phase II

ORIGIN: General Committee Meeting July 13th, 1977.

COMMENTS: We were requested to review the need of Phase II of the Mississauga Valley Community Centre Complex, its financial implications and review the plans with the Architects in an effort to reduce costs.

I feel Councillor Taylor's report of July 6th discussed at the General Committee meeting of July 13th, coupled with the School Board not proceeding with the school on Michelle Row and possibly other school sites in the future, has established the need. The Library Board had included the library in a 1977 Capital programme, however, it was not approved and in speaking with Noel Ryan, Chief Librarian, he would like to see construction of the library in 1978 for operation in 1979. David Palmer of Peel Regional Services has advised that the Day Care Centre is included in the 1978 Capital budget but is contingent on approvals from the Provincial Ministry.

In reviewing the plans with the Architects a practical building scheme includes the undernoted facilities and new estimates have been established:

	<u>Estimated Cost</u>	
	<u>Feb. 1977</u>	<u>July 1977</u>
Community Centre	863,000	762,000
Mall & Gallery	452,000	350,000
Library	617,000	600,000
		(including \$100,000 for books)
Day Care Centre	111,500	110,000
Related Parking & Driveway	108,000	100,000
Landscaping	100,000	100,000
Architect Fees	75,000	75,000
Furnishings & Equip.	70,000	70,000
	<u>\$2,396,500</u>	<u>\$2,167,000</u>

✓ TO BE RECEIVED  
RESOLUTION AVAILABLE

UB-2(A)

- 2 -

Mayor and Members of Council

Less

Grant from Community Centre	75,000	
Peel Region Day Care	110,000	
Developer's Amenities	321,314	(est. to Dec. 77)
	<u>\$506,314</u>	

\$1,660,686 Total

The reduction of \$229,500 in costs between February 1977 and July 1977 is in reducing the Mall and Gallery area from 14,189 square feet to approximately 10,000 square feet, reducing the amount of skylights, deleting the Community restaurant and auxiliary spaces, deleting the Zamboni room and refrigeration room for future outdoor ice rink which can be built in the future and revising the skylight to clear storey light in the library. These adjustments will not affect the operation of the Complex nor reduce the quality of the building. In the attached report the Commissioner of Finance shows \$4,964,760 of uncommitted reserve funds as of June 30th, 1977 from "John Doe" lot levy agreements. Of this amount \$1,939,813 has been collected from the Morenish land development which is in Recreation Planning Area 3 during the period February 1975 to June 1977.

The annual net operating costs for the Community Centre and Library is estimated at \$40,000 and \$100,000 respectively.

Should Council decide to proceed with Phase II on August 2nd, redesign, revised working drawings and specifications, call for tender and awarding of contract will be completed by January 17th, 1978 with construction complete in the spring of 1979 and occupancy in the summer of 1979.

Councillor Taylor has advised there is a financial commitment being made by the Community, spearheaded by the Mississauga Valley Ratepayers Association, and he will be providing these details to Council.

.....3

4B.2(B)

Mayor and Members of Council

The foregoing figures do not include monies on projects within the Mississauga Valley and Meadows area that have potential of providing municipal incentive grants to the City estimated at 1.6 million dollars.

CONCLUSION:

With the need established, no debenturing necessary and a community financial commitment, Phase II of the Mississauga Valley Complex should proceed.

RECOMMENDATION:

1. That Phase II of the Mississauga Valley Complex comprised of the Community Centre, Mall and Gallery, Library, Day Care Centre and related roadway parking, landscaping, furnishings and equipment be approved and called for tender as quickly as possible.
2. That the amount of \$1,700,000 be allocated from the General Development Reserve Fund "John Doe" lot levy agreements and \$321,000 from S.B. McLaughlin Associates' Amenity Funds and the necessary by-laws be enacted.
3. That Dunlop Farrow Aitken be engaged as Architects for Phase II.

*E.M. Halliday*

E.M. Halliday,  
Commissioner,  
Recreation and Parks Department

UB-2(c)

City of Mississauga  
MEMORANDUM

Mr. L. F. Love, Director

Administration and Planning

From: Mr. D. A. R. Ogilvie,

To: Commissioner of Finance

July 27th, 1977

File: F0219-1

RE: Mississauga Valley Complex

The following points should be included in your report to Council regarding the funding of the above project.

1. In the five-year forecast presented to Council with the 1977 Capital Budget, the 1978 proposed net capital requirements exclusive of the Valley Complex were estimated at \$ 20.7 M. The projected funding that should be available in accordance with present city policies and accrued reserve fund revenues to December 31, 1977, would appear to be approximately 50% of this net requirement. If the funding for the Valley Complex is approved, the available funding could be reduced to approximately 42%. However, additional reserve fund revenues could be available for 1978 if projects within the Mississauga Meadows and Valleys Developments qualify under the Municipal Incentives Grants Programme.
2. Council should be aware that the foregoing proposal is contrary to the intent of Section 18 of the Budget Control By-Law. This section was recently amended after the approval of the 1977 Capital Budget. Section 18 reads:  
  
"Estimates shall not commit reserve funds to an amount greater than the uncommitted cash balance standing to the credit of the reserve fund as of December 31st, in the year prior to the year in which funds are to be expended"
3. The attached schedule shows a balance of uncommitted reserve funds as at June 30th, 1977 "of John Doe" Lot Levy Agreement \$ 4,964,760 and Amenities - S. B. McLaughlin of \$ 321,314. If Council approve the Valley Complex, the allocation of funds has to be from actual cash in hand and a by-law allocating the funds would be required.

DARO/rr  
encl.

cc: W. H. Munden

D. A. R. Ogilvie,  
Commissioner of Finance.

UB-2(d)

CITY OF MISSISSAUGA

STATEMENT OF FREE RESERVES

ESTIMATED TO DECEMBER 31, 1977

	<u>Agreement Lot Levies</u>	<u>Amenities S.B. McLaughlin</u>
Opening Balance Jan. 1/77	3,882,610	41,451
Receipts	2,634,354	235,434
Interest Earned	622,796	44,429
Council Allocations	<u>(2,175,000)</u>	<u>--</u>
Balance June 30/77	4,964,760	321,314
Estimated Receipts July - December	1,000,000	4,000
Estimated Interest July - December	450,000	10,000
1977 Capital Budget allocations pending Council approval	<u>(160,000)</u>	<u>--</u>
	<u>6,254,760 *</u>	<u>335,314</u>

\*Includes Morenish Land Development  
receipts February/75 - June /77 -  
\$1,939,813.

Prepared by:

Treasury Department

EMA/mf

July 27th, 1977.



UB-2(E)

## City of Mississauga

### MEMORANDUM

To THE MAYOR AND MEMBERS OF COUNCIL

From COUNCILLOR L. TAYLOR

Dept. \_\_\_\_\_

Dept. \_\_\_\_\_

July 6, 1977.

I would like to bring to your attention, once again, the serious lack of meeting and social facilities within the Mississauga Valley community. This problem is so severe that when the M.V.C.A. attempted to organize a community school in an effort to provide needed activities to the community, they were told by the Peel Board of Education that it was not feasible, due to the extreme lack of school-room space within the community. As so often happens in the Valley, these residents were instructed to seek programmes and facilities outside their community. ....

It is vital that members of Council have a clear understanding of this problem in this community. You will recall that recently the Parks & Recreation Department reported to you that there was an existing playing field shortage of 17 in the Valley community. Surely, as responsible representatives, we accept that where reasonably possible, we can attempt to find solutions to the human needs of our constituents - all our constituents.

During the capital budget discussions, we learned that the Valley community is part of a larger planning area for parks and recreation service levels. I felt also at that time that some members of Council who opposed the valley community centre Phase IIB did not disagree with the need but could not support debenturing the needed funds. If this is the case, I would request that Council review their decision in light of further information that has come to my attention since capital budget discussions.

Firstly, in looking at funds available for any project within the #3 planning area, we must of course take into account all funds available within that planning area. Attached you will find a memo dated May 19, 1977 that identifies two of the major areas of development funds available within planning area #3. As you can see, there is indeed in excess of the 1.1 million required for the community centre. I am not suggesting that all the monies raised by John Doe levies in Rockwood should go

2/.....

4B-2(F)

toward the valley centre, but it is reasonable and is not unusual to have John Doe levies spent on various projects throughout the City regardless of the location of the development.

Secondly, in speaking to Mr. Halliday, he informs me that little upfront money is required to begin Phase IIB immediately. He has indicated that those monies presently in the McLaughlin amenities funds would be sufficient to begin.

Thirdly, it is important to be aware that there has been a substantial amount of monies generated within the Valley and Meadows communities through municipal incentive grants. It is estimated that more than  $\frac{1}{2}$  million will be received by the City in one project alone. Attached is a memo from Mr. J.D. Lethbridge outlining the projects in the Mississauga Valley and Meadows that have a potential for municipal incentive grants. It can easily be seen that the Valley and Meadows communities will be replacing a large sum of money to the City. This money can be used to offset development costs in any part of the City and could easily offset any request of the Rockwood community that would be credited from the John Doe levies that would be used to finance Phase IIB of the valley centre. I would suggest that Council approve Phase IIB to begin immediately to be financed as follows:-

Amenity Agreements	291,000
John Doe Agreements	858,000
	<hr/>
	1,149,000

Sincerely,

Larry Taylor,  
Councillor - Ward 4.

/lm  
encls.

UB-2(g)

July 4 1977

Mr. Larry Taylor,  
Councillor Ward 4,  
City of Mississauga,  
1 City Centre Drive,  
Mississauga

Dear Larry:

Recently the Mississauga Valley Community Association investigated the feasibility of establishing a community school in the Valleys area. Detailed discussions were carried out with a committee of private citizens, Mrs. E. Britten of the Peel Board of Education and Mr. Eric Simpson, Principal of the Valleys Sr. Public School. A public meeting to establish the community school was held on June 6.

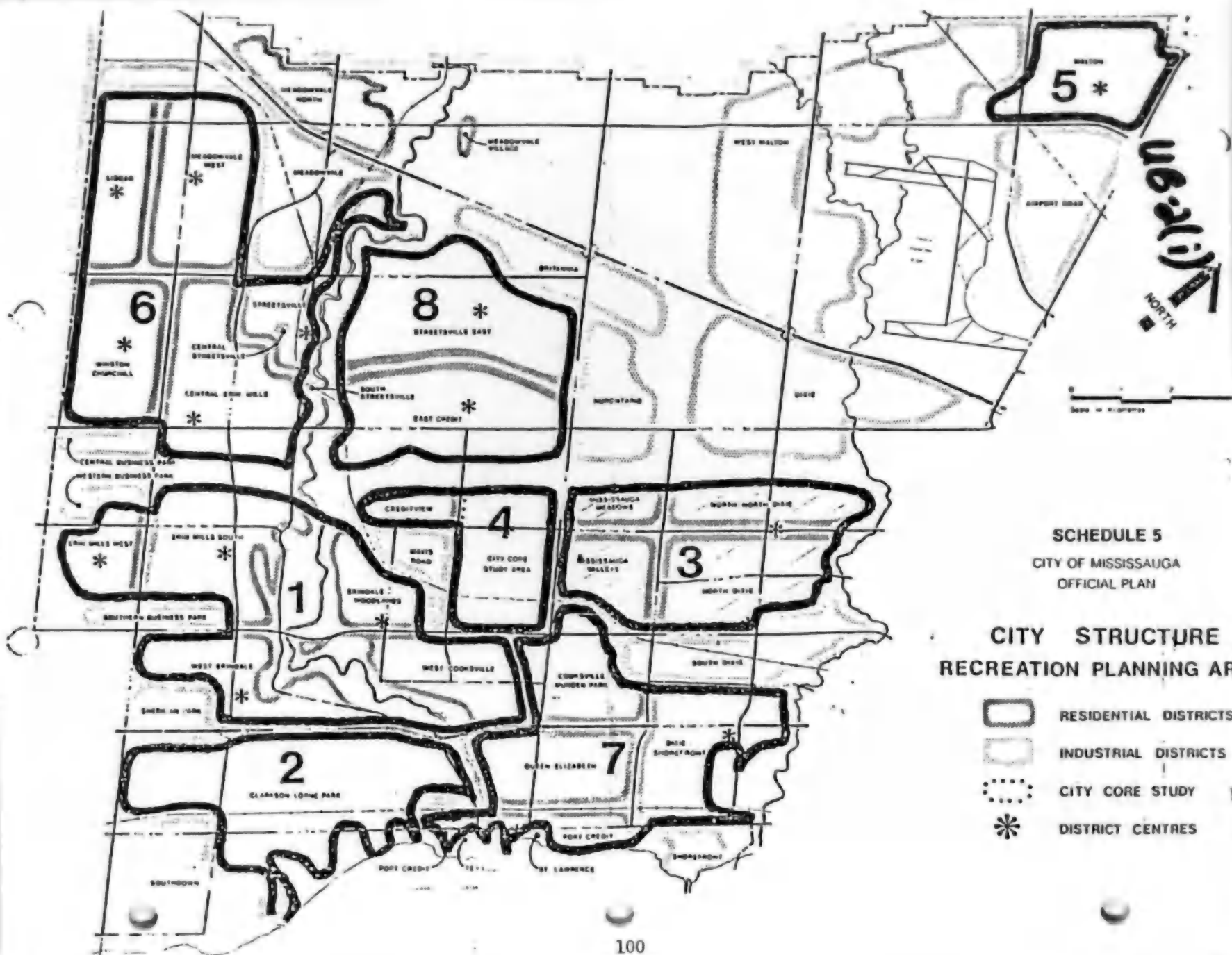
As a result of these consultations, it is clear that there is very little unallocated time available for a viable community school in the Valleys. Mr. Simpson offered 2 classrooms, an art room (occasionally) and the gymnasium at his school for community school purposes. However, the gymnasium and one of the classrooms are currently in use every night of the week until 9:30 pm except Saturdays and Sundays. The same is true for virtually every school in the area. At best, there may be time available on most nights after 9:00 pm at Briarwood School.

Our attempts to establish the community school have been, as you can appreciate, very frustrating. The organizing committee has decided to actively pursue what few avenues remain. We are now turning to you.

This letter undoubtedly reinforces our desire to see the community centre phase of the Valleys recreation complex completed as soon as possible. Once again the community through the MVCA has attempted to create a better environment in which to live only to be frustrated by the status quo. There is little prospect for a community school unless new facilities become available. Since there will likely be no further schools constructed here, we need the community centre facilities immediately.

It is appalling to realize that the Valleys community will continue to be underserved simply because previous councils failed to extract sufficient levies from developers during the construction periods. We cannot be called to account for the sins of previous city and town councils. The reality is a large community in need of its deserved and rightly due facilities.

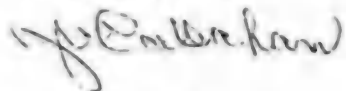
... 2



4B-2(H)

I trust that this letter will be received in the spirit of civic responsibility to which we the residents of the Valleys are dedicated.

Sincerely yours,



John W. Callahan,  
Chairman,  
Mississauga Valley Community  
Association

JWC:kb

RECREATION AND PARKS

City Manager's Comments:

In my opinion, priority must be given to "hard" services supporting the provision of housing accommodation and I therefore have no choice but to make corresponding adjustments in setting a guideline for parks and recreation services of \$2.6 million or 23 per cent of total net funds. Of the \$2.6 million allocation, \$1.5 million is specifically for land acquisition reflecting legal restrictions on the use of cash-in-lieu-of-dedication funds and also the possibility that further payment may be required in respect of the purchase of the Beavark property. The balance of the 'land' funds will be applied to the acquisition of major park land acreage in which the City is regrettably very deficient.

I cannot support the conservatory project in view of the City's financial position and would note that no standard level of service has been formally proposed for such a facility.

I am prepared to support commencing the development of the Beavark Land and have allocated \$0.1 million for this project. However, I am recommending deferral of Erindale Park Development Phase II until 1978 in view of the fact that development of Phase I has been delayed and will not be commenced until the Spring of 1977. In addition, I am also recommending the deferral of the lighting of three soccer fields and the pedestrian bicycle path system.

In principle, I am prepared to support the inclusion of Phase II of the Mississauga Valleys Complex in 1980 since population at that time would more than justify the facilities. However, in view of anticipated problems in financing projects throughout the period 1977-80, the scheduling of Phase II would require to be reviewed in more detail in a future budget.

*I. F. Markson*  
I. F. Markson,  
City Manager.

SUMMARY OF DEPARTMENT SUBMISSION

1977: \*1 Major Community Centre  
\*\*8 Facility Lighting Projects  
\*\*2 Park Development Projects  
1 Conservatory/Greenhouse (Phase I)  
\*1 Reforestation project  
1 Pedestrian Bicycle Path System  
\*1 Land Acquisition provision

1978: 1 Conservatory/Greenhouse (Phase II)  
2 Building Renovations  
1 Park Development Project  
3 Facility Lighting Projects

\* Denotes 1977 Projects being recommended by City Manager.

\*\* Denotes parts of 1977 Projects being recommended by City Manager.

1979: 2 Artificial Outdoor Ice Surfaces  
1 Major Community Centre

1980: 1 Major Community Centre (Phase I)  
1 Sports Complex (Phase I)

1981: 2 Artificial Outdoor Ice Surfaces

(De-91)



UB-2(K)

City of Mississauga

MEMORANDUM

To Councillor L. C. Taylor.

From Mr. S. H. Taylor,

Dept. \_\_\_\_\_

Dept. Finance Department.

May 19th, 1977

File: F1002

Re: Levy Receipts

In response to your request for information pertaining to levies and amenities receipts in respect of parks and planning area three, the following are the two major components readily identifiable:

John Doe Agreements - February 1975 to April 1977  
Morenish Land Developments, \$1,371,000

Amenity Agreements - S. B. McLaughlin  
Estimated unallocated balance at December 31st, 1977  
\$291,000.

SHT/hh

S. H. Taylor,  
Director of Budgets.



City of Mississauga

MEMORANDUM

UB-2(4)

To: L. Taylor From: J.D. Lethbridge  
pt. Councillor, Ward 4 Dept. Director, Urban Design

June 20th, 1977

Enclosed please find a copy of the report on Projects that have Potential of Providing Municipal Incentive-Grants to the City, as per your request.

*J.D. Lethbridge*

J.D. Lethbridge,  
Director,  
Urban Design.  
Planning Department.

/dh

UB-2(M)

PROJECTS THAT HAVE POTENTIAL OF PROVIDING MUNICIPAL INCENTIVE  
GRANTS TO THE CITY:

	<u>UNITS</u>
Goldlist Construction - Aspen Phase III	1,078
7 West-End Construction - Sherobee & Highway 10	112
Vaughanfield Construction - Rathburn & Central Parkway	224
Village Hill Homes - Rathburn	192
Briarview Holdings - Rathburn	<u>151</u>

TOTAL 1,757 units

\* 11<sup>2</sup>  
1,645 UNITS IN GRANT  
X \$1,000.00 GRANT/UNIT  
\$1,645,000.00

## CITY OF MISSISSAUGA

# MINUTES

July 13, 1977

2. Report dated July 7, 1977, from the Administrative Supervisor, Clerk's Department regarding the Status of Outstanding Reports. Mr. Lathan recommended that the report on the list of outstanding reports as at June 30, 1977, be received.

File: 172-77

Received

See Recommendation #960 (L. Taylor)

3. Report dated July 5, 1977, from the City Treasurer with reference to Office Space Requirements. This report was prepared in response to the following resolution passed by Council on June 13, 1977:

- "(a) That the report of the Commissioner of Planning dated May 20, 1977, on Civic Administration, Office Space Requirements, be received.
- (b) That City Staff prepare a programme for the leasing of office space to meet the requirements of the executive and administrative functions of the City.
- (c) That the leasing programme recognize the various needs of the public for convenient access to City Departments; to inter-relationships of City Departments, the desirability of locating in one building all executive and administrative functions that cannot be accommodated in City Hall."

A copy of the report dated May 20, 1977, from the Commissioner of Planning, was attached to the agenda.

Mr. Munden, in his report of July 5, 1977, recommended:

- (a) That the City of Mississauga tentatively negotiate with Sperry Univac for the leasing of an additional 20,000 sq.ft. in the Univac Building, which will become available during 1979.
- (b) That upon completion of the Official Plan and Core Area Study, the Council of the City of Mississauga proceed towards a decision with respect to the construction of a new City Hall to be available for 1982 occupancy.

Continued....

July 13, 1977

The Acting City Manager further reported that he had been advised that approximately 36,000 sq.ft. is still available in the "Atrium" building across from the City Hall. This space would only be available for a period of five years. He also advised that he had spoken to all the Department Heads who informed him they could manage for the next two years with the space available to them at the present time. He recommended that the Committee approve Mr. Munden's report. Councillor Leavers suggested some minor amendments to Mr. Munden's recommendations; however, he subsequently withdrew the amendments.

Prior to completion of this item, a motion for recess was made at 10:35 a.m. in order to convene a special Council meeting. The General Committee meeting reconvened at 10:40 a.m.

Discussion continued regarding the office space requirements. After considerable discussion, Councillor McCallion recommended adoption of Mr. Munden's report. This motion was voted on and carried.

File: 115-77

Approved

See Recommendation #961 (H. McCallion)

4. Report dated June 30, 1977, from the City Treasurer with reference to Clarkson Arena. Mr. Munden advised that he received a cheque in the amount of \$15,597.98 from the Clarkson Lions Club, representing monies they have collected during the past several years from pledges made towards the building fund for the Clarkson Arena. To date, the Clarkson Lions Club has donated \$73,597.98. Mr. Munden recommended that a letter of appreciation be forwarded to the Clarkson Lions Club from the Mayor and Members of Council for their outstanding contribution towards the Clarkson Arena Building Fund. Councillor Spence moved adoption of the recommendation, and Councillor McCallion recommended that the Clarkson Lions Club be invited to the next Council meeting to receive a Certificate of Recognition. Both motions carried.

File: 17-77

See Recommendation #962

(M. H. Spence - a)

(H. McCallion - b)

July 13, 1977

5. Report dated July 4, 1977, from the City Treasurer with reference to Statement of Continuity of Unallocated Reserves and Amenities Receipts as at May 31, 1977. Mr. Munden recommended that his report be received.

File: 65-77  
1-77

Received

See Recommendation #963 (H. McCallion)

6. Report dated July 4, 1977, from the Clerk's Department with reference to City Owned Property - Leased to Residential Tenants. Mr. Johnston recommended:

- (a) That all properties leased by the City be subject to a formal lease agreement.
- (b) That all rents be reviewed on an annual basis.
- (c) That the Property Agent be authorized to advertise all vacant properties for rent and accept tenders, or when the estimated maintenance costs of the building exceed the rental rate the market will support, be authorized to demolish the structure.

Councillor Leavers recommended that the report be referred to the Recreation and Parks Committee for its consideration. It was explained to the Committee that the Recreation and Parks Department takes an active part at the Staff level in the above procedure. Councillor Leavers, therefore, withdrew his motion. Councillor McCallion recommended that another section be added to the recommendation as follows: That all properties leased by the City, be subject to an annual inspection. Councillor Spence recommended that the following be added to part (c) of the recommendation: ...prior to demolition taking place, the Property Agent contact the Social Service Department of the Region of Peel to determine whether or not that Department is interested in using the building. Both amendments carried. Councillor Leavers moved that the recommendation as amended, be approved. This motion also carried.

File: 111-77  
34-77

See Recommendation #964 (F. Leavers)

NOTE: Mr. Johnston indicated that he would bring forward a report to General Committee on existing leases.

July 13, 1977

7. Report dated July 6, 1977, from the Property Agent with reference to Cawthra Creek Diversion and Canadian Johns-Manville Limited and Canadian Admiral Corporation Ltd. Mr. Wilkinson recommended that the Grant of Easement dated June 7, 1977, whereby Canadian Admiral Corporation Ltd. conveys to the City a storm sewer easement over part Lot 11, Con. 2, S.D.S., part 4, Plan 43R-3851, be accepted and executed by the City.

File: 166-77

Approved

See Recommendation #965 (H. Kennedy)

8. Memorandum dated July 6, 1977, from Councillor L. Taylor with reference to the Mississauga Valleys Community Centre. Mr. Taylor requested that the Committee consider this matter. Councillor Taylor suggested in his memorandum that Phase IIB as outlined by him during budget discussions, be approved immediately to be financed as follows:

Amenity Agreements	\$ 291,000
John Doe Agreements	858,000

Prior to any discussion taking place on this item, Councillor Taylor made the following motion: "That Phase II of the Mississauga Valley Recreation Complex be approved."

A very brief discussion followed the motion, until 11:05 a.m. when Councillor McKechnie suggested that before completing consideration of the item, the Committee deal with the Jan Davies/Jesam Investment application which was discussed In Camera earlier. The Committee agreed. The Jan Davies application appears in these minutes as Item #9.

Following consideration of the Davies application, the Committee moved In Camera in Committee Room A at 11:15 a.m. Two matters were discussed:

- (a) Acquisition by the Credit Valley Conservation Authority of the Adamson-Proteous Property. See Recommendation #977 on Report #27-77.
- (b) Dr. Newbegin Case, Highway #10. Mr. G. Burrow, solicitor for Credit Reserve Association, was present during the In Camera discussion. No recommendation was made on this item.

July 13, 1977

The Committee moved Out of Camera at 12:45 p.m. A motion for recess was made at this time and the General Committee reconvened at 2:05 p.m.

All members of the Committee were in attendance, with the exception of Councillor McCallion (A.M.O. meeting). Councillor Hooper arrived at 2:15 p.m. and Mayor Searle arrived at 2:20 p.m.

Staff present: Same as a.m.

ITEM #8 CONTINUED: (Mississauga Valley Community Complex)

Councillor Taylor requested that the Committee support his motion based on the information set out in the memorandum. Councillor Leavers suggested that a report be obtained from the City Treasurer and also from the Commissioner of Recreation and Parks before approval is given. The Acting City Manager stated that he and the City Treasurer would prepare a joint written report for Council. He further stated that rather than proceed with Phase IIB as suggested by Councillor Taylor, that Phase II should be proceeded with which includes construction of the library. It would cost additional funds for architect's fees to take out the library. The net cost to the City would be \$1,819,000.00. The Finance Department advised the Acting City Manager that funds are available for the completion of Phase II of the Complex. He therefore, stated that he would be prepared to recommend the construction of this phase to Council this year. Councillor Spence suggested that a commitment be obtained from the Mississauga Valley Community Association regarding assistance in fund raising. Councillor Taylor agreed to amend his motion to read:

"That Phase II of the Mississauga Valley Recreation Complex be approved, subject to a report from the City Manager to be considered by Council on August 2, 1977, and further, subject to Council receiving a commitment from the Mississauga Valley Community Association stating it will assist in the fund-raising for the project."

The motion, as amended, was voted on and carried.

File: 155-77      See Recommendation #966 (L. Taylor)

July 13, 1977

9. Mr. Jan Davies addressed the Committee with reference to his application for rezoning OZ-77-75. This application was the subject of an In Camera discussion earlier in the meeting. The following motion was moved by Councillor Leavers:

"That the settlement reached between Jan Davies Limited and Jesam Investments Limited and the City of Mississauga with respect to the future development of lands on the east and west sides of Sherobee Road, immediately north of North Service Road, be confirmed; and that the proposed revisions to the aforementioned settlement as set out in the June 21, 1977, communication from Mrs. Lilly Davies, on behalf of Jan Davies Limited and Jesam Investments Limited, not be approved."

This motion was voted on and carried.

File: OZ-77-75 See Recommendation #976 (F. Leavers)  
(Carried Unanimously 9 - 0)

NOTE: Councillor McCallion declared a conflict and was absent during the discussion and voting on this item.

10. Letter dated June 24, 1977, from the City of St. Thomas with reference to a resolution passed by St. Thomas City Council on June 13, 1977. The resolution concerns the problem of auto pacts and the imbalance in trade. The City was requested to pass a resolution similar to the one passed by St. Thomas. Councillor Kennedy recommended that the information be received.

File: 67-77

Received

See Recommendation #967 (H. Kennedy)

July 13, 1977

11. Report dated July 6, 1977, from the Commissioner of Engineering, Works and Building with reference to Sherwood Forrest Subdivision Development, Registered Plans M-115 and M-151, ultimate access provision to the Provincial Mother House, Carmel Heights. The letter dated June 14, 1977, from J. D. Mungall on behalf of the Carmelite Sisters of Canada, was also attached. Mr. Taylor recommended that the City of Mississauga pay to the Carmelite Sisters, the cost of constructing a new driveway from Sherwood Forrest Subdivision, such cost not to exceed \$5,440.00 on the understanding that the Sisters will not object to the closing of the access onto Dundas Street by the City after January 1, 1979.

File: M-115  
M-151

Approved

See Recommendation #968 (F. Hooper)

12. Report dated June 29, 1977, from the Commissioner of Engineering, Works and Building with reference to a request for truck prohibition on Inverhouse Drive. The letter dated June 16, 1977, from Mr. M. B. Weleman, was also attached. Mr. Taylor recommended that heavy trucks be prohibited on Inverhouse Drive, Bonnymede Drive and Old Poplar Row, to prohibit the infiltration of heavy trucks into the residential area south of Lakeshore Road and east of Southdown Road, and that By-law 234-75, as amended, Schedule IX, be amended accordingly.

File: 86-77

Approved

See Recommendation #969 (M. H. Spence)

13. Report dated June 29, 1977, from the Commissioner of Engineering, Works and Building with reference to prohibition of heavy trucks in the Credit Woodlands/Erindale Station Road Area. Mr. Taylor recommended that the Traffic By-law be amended to include The Credit Woodlands, Forestwood Drive, McBride Avenue between Erindale Station Road and Forestwood Drive, Westlock Road, and Cedarglen Gate under Schedule IX, "No Heavy Trucks" and further, that the by-law to implement this, be approved.

File: 86-77

Approved

See Recommendation #970 (F. Hooper)

July 13, 1977

14. Report dated July 4, 1977, from the Commissioner of Engineering, Works and Building with reference to the reconstruction of the Chriseden Drive and Woodeden Drive intersection - traffic control. Mr. Taylor recommended that the "Stop" Control at the Chriseden Drive and Woodeden Drive intersection, be altered to accommodate the new reconstruction design, and that the by-law to implement this change, be approved. Councillor Spence recommended approval; however, recommended that the following be added to the recommendation: That the intersection be monitored after completion of the reconstruction of the intersection and that the Commissioner of Engineering, Works and Building report to General Committee as to whether or not an additional stop sign will be required. The recommendation, as amended, was voted on and carried.

File: 86-77 See Recommendation #971 (M. H. Spence)

15. Report dated June 29, 1977, from the Commissioner of Engineering, Works and Building with reference to enforcement of the Ontario Building Code Act. This report was prepared as a result of a resolution passed by the City of Owen Sound, a copy of which was also attached to the agenda. Mr. Taylor recommended that a similar resolution be passed by the City of Mississauga and forwarded to The Honourable Sidney B. Handleman, Minister of Consumer and Commercial Relations; The Association of Municipalities of Ontario and the City of Owen Sound.

File: 67-77

Approved See Recommendation #972 (F. Leavers)

16. Report dated June 30, 1977, from the Commissioner of Engineering, Works and Building with reference to parking meter replacement programme, Port Credit. Mr. Taylor recommended:

- (a) That a parking meter replacement programme be undertaken in Port Credit; 243 meters on Lakeshore Road to be replaced in 1977 from existing funds in the Engineering, Works and Building Department's funds; and that the balance numbering 85, be replaced in 1978 from funds to be appropriated for this purpose in the 1978 budget.

Continued....

July 13, 1977

- (b) That the parking meter rate be increased to 10¢ per hour - 5¢ per half hour on all new meters purchased in 1977 and further, that the existing 5¢ per hour remain on existing side street meters until their replacement in 1978 at which time these rates will also be increased to 10¢ per hour.
- (c) That the times for parking meter enforcement be altered from the present 10:00 a.m. - 6:00 p.m. Monday to Saturday, to 10:00 a.m. - 5:30 p.m., Monday to Saturday.
- (d) That the by-law to amend Traffic By-law 234-75. as amended, to implement this change, be approved.
- (e) That funds be reappropriated in the amount of \$37,000.00 from various Engineering accounts for the purchase and installation of new parking meters on Lakeshore Road.

File: 86-77

Approved

See Recommendation #973 (F. Leavers)

17. Letter dated July 4, 1977, from Shipp Corporation Limited requesting permission to fly flags from street lighting standards (three) situated on the south side of Bloor Street, between Dixie Road and Golden Orchard Drive. Councillor Bean recommended that the letter be received, and that permission be granted. This recommendation was voted on and carried.

File: 7-77

Approved

See Recommendation #974 (F. Bean)

NOTE: Councillor Spence voted in the negative on recommendation #974.

18. Report 5-77 of the Taxicab Authority meeting held on July 4, 1977. Councillor McKechnie requested that consideration of recommendation #25 on this report (Flat Rates for Fares Originating out of Toronto International Airport), be deferred in order to give him an opportunity to give the matter more consideration. It was decided to refer this recommendation directly to Council on August 2. The remainder of the report

Continued.....

ITEM 18 CONTINUED:

-11-

July 13, 1977

was approved as presented.

File: 9-77A      See Recommendations #978 to #983 Incl.  
(F. McKechnie)

19.      The following recommendation resulted from the  
In Camera discussion re the Adamson-Proteous Property:

"That the Credit Valley Conservation Authority  
be authorized to negotiate the acquisition of  
the Adamson-Proteous Property as outlined by the  
Chairman of the Authority at the General  
Committee meeting on July 13, 1977."

This motion was voted on and carried.

File: 54-77  
OZ-88-66      See Recommendation #977 (H. Kennedy)

The following item, not listed on the agenda, was considered  
by the Committee:

20.      Report dated July 12, 1977, from the Commissioner of  
Engineering, Works and Building with reference to the  
Robert Speck and Highway 10 intersection. General  
Committee, on June 29, 1977, considered a report  
dated June 15, 1977, from the Commissioner of Planning  
and the Commissioner of Engineering, Works and Building,  
in which it was recommended:

(a) That the City of Mississauga engage a Traffic  
Consultant immediately to prepare a report on  
the following:

- (i)      The M.T.C.'s proposals for 403 and Highway  
10, including the Robert Speck intersection.
- (ii)     The proposal to grade separate Robert Speck  
Blvd. and Highway 10. If this proposal is  
felt to have merit, then a functional design  
plan should be prepared for same to determine  
property requirements.

Continued.....

ITEM 20 CONTINUED:

-12-

July 13, 1977

- (iii) If another solution to the problem is ascertained, then a functional design be prepared for same.
  - (iv) This study should be completed within 60 days of the date of commencement thereof; and a Technical Committee should be set up to guide the study, consisting of representatives of the Planning and Engineering Departments of the City of Mississauga; the Planning and Engineering Departments of the Region of Peel; the M.T.C., S. B. McLaughlin Assoc. and Liverton Investments Limited.
- (b) That the conditions of approval for the proposed rezoning and subdividing of the Liverton Lands include specific reference to the possible land and financial requirements that may be made of Liverton in connection with the findings of the proposed traffic study.

The above recommendation was approved by Council on July 11, 1977.

Mr. Taylor in his report of July 12, 1977, advised that S. B. McLaughlin and Liverton Investments Limited are in agreement with the retention of Mr. Grant Bacchus, P.Eng., to review the traffic requirements for the Square One, Liverton Investment developments. Mr. Taylor, therefore, recommended that Mr. Bacchus be retained to make recommendations as per the report of the Commissioner of Engineering, Works and Building and Commissioner of Planning dated June 15, 1977, with respect to traffic matters pertaining to Liverton Investments Limited and Square One Shopping Centre, at a cost not to exceed \$8,000.00.

File: 115-77  
22-77  
T-22274

Approved

See Recommendation #975 (L. Taylor)

RECOMMENDATIONS:

As Per Report No. 27-77.

ADJOURNMENT:

3:00 p.m.



City of Mississauga

MEMORANDUM

To MAYOR & MEMBERS OF COUNCIL From T. L. Julian  
Dept. \_\_\_\_\_ Dept. Clerk's

July 29, 1977

ADDITIONAL ITEMS FOR

CITY COUNCIL AGENDA

AUGUST 2, 1977

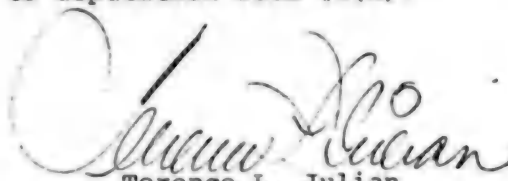
1. DEPUTATION

Mr. Kres Mihelich representing Rossway Development Ltd. will appear before Council to request that the Planning Commissioner be delegated the authority to approve the site plan for condominium townhouses to be located on Battleford Road, Plan M-137, Lot 3. (See attachment I-26)

2. CORRESPONDENCE

(a) INFORMATION ITEMS - I-26 and I-27

Also attached is a deputation summary sheet with respect to deputation item #5(B) and a memo dated July 29, 1977, from Mr. K. Cowan with respect to deputation item #5(A).

  
Terence L. Julian  
City Clerk

TLJ/sjl  
encl.

I-26

July 28, 1977

Mr. T.L. Julian - City Clerk  
City of Mississauga  
1 City Centre Drive  
Mississauga, Ontario

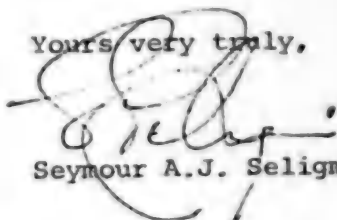
Dear Mr. Julian,

Re: Rossway Development Ltd.  
Condominium Townhouses  
Lot 3, Plan M-137  
Battleford Road

This letter will confirm our request that the City Council authorize, at its meeting of August 2, 1977, the Planning Commissioner and his staff to grant all necessary approvals with respect to the Site Plan Approval application for the above noted site.

Mr. Kres Mihelich of our office will attend at the Council meeting in respect of this matter.

Yours very truly,

  
Seymour A.J. Seligman

c.c. Mr. Murray Fegelman  
Mr. Samuel Sarick

delivered

✓ TO BE RECEIVED.  
COPY HAS BEEN SENT  
TO R. EDMUNDS.



Ontario

Ministry of  
Transportation and  
Communications

Central Region,  
3501 Dufferin Street,  
Downsview, Ontario,  
M3K 1N6.

July 21, 1977.

I-27

ENGINEERING WORKS & BIDS UNIT		
RECEIVED FILE		
JUL 23 1977		
Route No.	Project	Date
WPT.	WPT.	27/7/77

*Should this go to WPT?*  
*YES for information*

Mr. W. P. Taylor,  
Commissioner of Engineering,  
City of Mississauga,  
1 City Centre Drive,  
Mississauga, Ontario,  
L5B 1M2.

Dear Mr. Taylor:

In February, 1976, the Ministry's staff informed you of the Ministry's intention to downgrade the Highway 427 facility to a 4-lane arterial road status in its first phase of construction, with signalized at-grade intersections at Rexdale Boulevard, at Woodbine Race Track south entrance and for the left-turn movement to Highway 409 eastbound.

Recently, the Ministry's staff has reviewed the development of the Highway 427 corridor and, as a result, it has been decided to construct a full interchange at Rexdale Boulevard in lieu of the at-grade intersection. Furthermore, the Woodbine Race Track south entrance will be connected with Goreway Drive via an underpass at Highway 427. The left turn from Highway 427 southbound to Highway 409 eastbound will be provided through the signalized intersection until such time in the future when the traffic volume warrants construction of a direct ramp and a third level structure.

Please convey this information to the appropriate personnel in your organization.

Yours truly,

F. G. Allen,  
Regional Director.

✓ TO BE RECEIVED.  
COPY HAS BEEN SENT TO  
W. TAYLOR & R. EDMUNDS



City of Mississauga

MEMORANDUM

5 (A)

To Mr. T. L. Julian From Keith A. Cowan, P. Eng.  
Dept. City Clerk Dept. Director of Building Standards

July 29th, 1977

SUBJECT Goldlist Construction  
Building A, Block J, Registered Plan 957  
1563 Mississauga Valley Blvd.

This is to say that Goldlist representatives have been in touch with this office and we approve of the location of the proposed building. We have no objection to the granting of the foundation permit for this work provided that it is understood by the applicant that this does not ensure the granting of the balance of the permit and provided that the applicant meets all the normal requirements of the City with respect to the balance of the construction and with respect to the site in general.

*KAC/1c*

Keith A. Cowan, P. Eng.  
Director of Building Standards

KAC/1c

c.c. William P. Taylor, P. Eng.

5(B)

CITY OF MISSISSAUGA  
DEPUTATION SUMMARY SHEET

APPEARING AT Council MEETING OF August 2 1977  
DEPUTATION Mr. Richard H. Baggley of Viljoen & Baggley  
SUBJECT Proposed Townhouse Project - Erin Mills - Farlinger Dev. Inc.  
COMMENTS: See attached letter dated July 13, 1977

SENT TO: R. Edmunds DATE: July 22, 1977

RECEIVED
REGISTRY NO. <u>6849</u>
DATE <u>JUL 25 1977</u>
FILE NO. <u>26-71</u>
CLERK'S DEPARTMENT

FIRST NAMED ON LIST, PLEASE CO-ORDINATE

COMMENTS

DEPARTMENT HEAD

COMMENTS:

*No objection to proceed*

*R. Edmunds*



MISSISSAUGA VALLEY COMMUNITY  
ASSOCIATION  
MISSISSAUGA, ONTARIO

I-28

P.O. BOX 113  
STN. A  
MISSISSAUGA, ONTARIO  
L5A 2Y9

July 28 1977

Mr. Larry Taylor,  
Councillor, Ward 4,  
1 City Centre Drive,  
Mississauga, Ontario

Dear Larry:

I noted with interest the results of the recent general committee meeting when the next phase of the Valleys Recreation Complex was approved in principle. This approval however was contingent upon a determination by the Valleys Community Association (MVCA) to raise funds to be applied to the Complex.

At a recent meeting of the MVCA executive, a resolution to raise funds for this purpose was adopted unanimously. I am pleased to inform you of this decision. The actual mechanisms whereby the fund raising will be undertaken have not been completely worked out. The executive hopes to announce the names of citizens who will serve as trustees of the account as soon as possible.

The MVCA is in the process of incorporation and we anticipate initiation of the campaign when incorporation is completed. This will allow donors to receive tax considerations for charitable donations. The fund raising campaign will likely continue for a period of 2 years and we will apply for Wintario grants wherever possible.

I hope that this letter serves to reinforce the determination of the residents of the community to see the Valleys Recreation Complex completed.

Sincerely yours,

Dr. J.W. Callahan,  
Chairman

JWC:kb

TO BE RECEIVED



## City of Mississauga

### MEMORANDUM

1-1-77

To THE MAYOR AND MEMBERS OF COUNCIL

From COUNCILLOR FRANK BEAN

Dept. \_\_\_\_\_

Dept. \_\_\_\_\_

July 28, 1977.

RE: CITY OF TORONTO  
SPECIAL COMMITTEE : PLACES OF AMUSEMENT  
REPORT AND RECOMMENDATIONS

Yesterday I took a busman's holiday and visited a meeting of Toronto City Council where I was able to secure a copy of the above-captioned report and listen to the debate as it was being presented.

The report is very comprehensive and well documented and deals with "massage parlours, movies, etc. (especially the etc.) and includes the problems and regulations of pinball machines. A copy of the report is available from my office to those interested.

I have concern that as we are on the periphery of Toronto, we will be subject to the overspill of their problems albeit subsequent to theirs. This should enable us to recognize the problems early and practice some "preventive medicine" rather than dealing with problems after they have become an epidemic.

Already I have had several complaints from the community-at-large and also the business community about certain businesses and the way that they advertise their "attractions" on signs.

Just as a footnote, when witnessing the Council meeting, I noted with interest that they still are operating very successfully their system of going through their entire agenda first either "passing" or "holding" items before debate begins. Also, the chairman keeps a separate "speakers list" and list of "people having questions of previous speaker".

Both of these methods have (in my opinion) distinct advantages over our system and some may recall I brought these to the attention of the City's A. and F. Committee and the Clerks Department sometime last year and met with a singular lack of enthusiasm.

Sincerely,

  
Frank Bean.

/lm

July 15, 1977

Mississauga Council

Ladies and Gentlemen—

Mr. Bryan Peyton, Missis-  
sauga By-law enforcement of-  
ficer called on us today.

There has been a complaint  
that our trailer is over-  
hanging the sidewalk—there  
is a bit of paved drive-  
way for pedestrians.

Mr. Peyton suggested  
the trailer be moved.

People have on the  
whole been so kind and  
considerate since our fire  
that I wonder if the  
complaint is not a bit of  
personal revenge—Mr. Peyton

Knew nothing about the fire.

The house is being renovated, finally, and the workmen could not put it in a longer day. There is nowhere else to put the trailer since our rear yard is some 18 feet below our front yard and driveway.

It is difficult to articulate our deep emotional need to be together — my 2 adult daughters and I. We must also, of course, be near the site — first for the culling, now for the construction. We couldn't inflict ourselves on the neighbors — all the hotels are too far away from our jobs and the work site. One of my daughters walks to work — she

does not own a car.

We are near the corner of  
Thomas St. and Vista Drive —  
the second house from the corner.

There are very few pedestrians  
now that school is out.

We understand the problem  
we've created, but we respectfully  
request permission to live in the  
trailer until the house is ha-  
bitable again.

Sincerely yours,  
Virginia Kent

141 Vista Drive  
Streetsville, Ont

R-11

CITY OF MISSISSAUGA  
PLANNING DEPARTMENT

FILE: SP 166  
DATE: AUGUST 2, 1977

REPORT ON THE STATUS OF  
THE DRAFT OFFICIAL PLAN

TO R. A. Searle, Mayor, and Members of the City  
of Mississauga Council

FROM R. G. B. Edmunds, Commissioner of Planning

COMMENTS Before the draft Official Plan can be revised  
into its final form, City Council decisions on  
four significant reports will be required.  
The status of these reports is explained below.

1. Response to Public Comments on the draft  
Official Plan, Volume 1 - Phasing

At its meeting on July 5 and 6, 1977 City  
Council requested staff to report back on the  
following:

- a) Review particular aspects of the phasing  
evaluation ratings.
- b) Provide further information on development  
costs in districts proposed for Phases 2  
and 3.
- c) Devise an additional evaluation criterion  
to reflect the financial impact of early  
development of districts in Phases 2 and 3.

Staff is proceeding with item (a) above.

Item (b) has been discussed with the appropriate  
City and Regional department heads, and it was  
concluded that the extent of information necess-  
ary requires that the date for submission be  
set for mid-September instead of mid-August as  
originally anticipated.

Res. #518

With regard to item (c) - developing a ninth criterion to evaluate the financial impact of developing proposed Phases 2 and 3, the Commissioner of Finance advises that there are so many possible combinations and permutations, each with differing financial implications, that this task can only be undertaken if its scope is narrowed to a specific sequence for development of the districts. It is suggested, therefore, that Council defer this part of the request until the report dealing with items (a) and (b) has been received, which could provide some basis for a ninth criterion. At that time, Council can consider what further financial analysis is required and on what basis of sequential development. The Commissioner of Finance cautions, however, that the long-term costs of development may not vary significantly for different phasing scenarios, and that the phasing policy should be based primarily on planning rather than financial considerations.

2. Response to Public Comments on the draft Official Plan, Volume 2 - General

It is suggested that this report, which was presented to Council in May 1977 based on comments received in February 1977, could be dealt with by special meeting of Council while other reports on the Official Plan are under preparation.

3. Response to Agency Staff Comments on the draft Official Plan

This joint report by City and Regional Planning staffs is being finalized and could be before Council in the week beginning August 15. Because the recommendations are numerous, a special Council meeting may be required, depending on the length of time required to deal with number two above.

4. Report on Regional Staff Proposals for Waste Management Policies

A City staff report and recommendations on this subject will shortly be submitted to Planning Committee. Subsequently, following Council's decision on it, the draft Official Plan can be amended accordingly. No special meeting is needed to deal with this report.

RECOMMENDATIONS

1. That a special City Council meeting be held in mid-September 1977 to deal with the forthcoming reports, as described in the Planning staff report dated August 2, 1977, related to Volume 1 - Phasing.
2. That a special meeting of Council be called, if possible during the week of August 15, 1977, to deal with the report: Response to Public Comments on the draft Official Plan, Volume 2 - General, and with the forthcoming joint City-Regional Planning Staff report: Response to Agency Staff Comments on the draft Official Plan.

1400 Woodeden Drive North,  
Mississauga,  
ONT.

24th July, 1977

Mary Helen Spence,  
Councillor Ward 2,  
City Hall,  
Mississauga.

Dear Mrs. Spence,

Re: Intersection - Woodeden Drive North/Chriseden Drive.

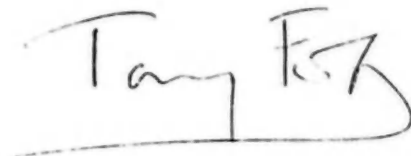
As the construction of the new intersection is proceeding ~~now~~ as planned, I would like to thank you on behalf of the association for your help in getting the alteration through planners, and the Council.

Of immediate concern to the local residents, is the control of traffic along the roads leading to this intersection. The majority of the executive of T.A.R.A., and a consensus of the local people would like to see a three way stop system adopted.

I am enclosing a petition of local residents indicating their personal support for a three way stop at this intersection. This petition has the majority support of the Executive of T.A.R.A. We feel that a three way stop system would create the safest crossing for the school children, and should be established before the school starts next this coming Fall.

Yours sincerely,

Anthony D. Fox  
President  
Tecumseh Park Residents Association



Encl. 2/

# NOTICE

One problem has surfaced as a result of the re-routing of Woodeden Drive North and Chriseden and it pertains to the LACK OF SAFETY -- i.e. -- STOP SIGNS. One obvious solution would be the installation of a three-way stop sign at this busy and complex intersection.

As responsible parents and concerned residents, we are endeavouring to eradicate the above problem by submitting this as a form of petition for the installation of a THREE-WAY STOP SIGN at the above intersection.

Please express your approval or disapproval by signing below.

		<u>Approve</u>	<u>Disapprove</u>
Mr. & Mrs. D. Hamilton	1356 Woodeden Dr. N.	<i>Mr. &amp; Mrs. D. Hamilton</i>	
Mr. & Mrs. L. Streete	1362 Woodeden Dr. N.	<i>Mr. &amp; Mrs. Streete</i>	
Mr. & Mrs. G. Heck	1376 Woodeden Dr. N.	<i>Mr. &amp; Mrs. Heck</i>	
Mrs. J. Ford	1386 Woodeden Dr. N.	<i>(approve) Mrs. J. Ford</i>	
Mr. & Mrs. H. Ford	1390 Woodeden Dr. N.	<i>Mr. &amp; Mrs. H. Ford</i>	
Miss M. Ford	1390 Woodeden Dr. N.	<i>Miss M. Ford</i>	
Mr. & Mrs. A. Fox	1400 Woodeden Dr. N.	<i>Mr. &amp; Mrs. A. Fox</i>	
Mr. & Mrs. D. M. Zelinski	1406 Woodeden Dr. N.	<i>D. M. Zelinski</i>	
	1418 Woodeden Dr. N.	<i>No answer</i>	
Mr. & Mrs. J. Collins	1428 Woodeden Dr. N.	<i>J. Collins</i>	
Mr. & Mrs. B. Johnson	1341 Woodeden Dr. N.		
Mr. & Mrs. R. Jones	1351 Woodeden Dr. N.	<i>On holidays</i>	
Mr. & Mrs. R. Greene	1361 Woodeden Dr. N.	<i>Mr. &amp; Mrs. Greene</i>	
Mr. & Mrs. D. McClintock	1419 Woodeden Dr. N.	<i>Mr. &amp; Mrs. McClintock</i>	
Mr. & Mrs. J. MacMaster	1427 Woodeden Dr. N.	<i>Mr. &amp; Mrs. MacMaster</i>	
Mr. & Mrs. M. O'Brodovitch	1371 Chriseden	<i>(approve) Mr. &amp; Mrs. M. O'Brodovitch</i>	
Mr. & Mrs. R. Sills	1381 Chriseden	<i>Mr. &amp; Mrs. Sills</i>	
Mr. & Mrs. H. Layton	1406 Chriseden	<i>H. Layton</i>	
Mr. & Mrs. N. Williamson	1414 Chriseden	<i>(approve) N. Williamson</i>	
Mr. & Mrs. R. Webber	1399 Chriseden	<i>On holidays</i>	

1362 Woodeden Dr. N.  
Mississauga, Ontario  
L5H 2T9  
July 21st, 1977

Dr. A. Fox  
President of TARA  
1400 Woodeden Dr. N.  
Mississauga, Ontario


Dear Tony:

Attached is a copy of a Petition signed by the Ratepayers in the immediate area of Woodeden Dr. N. and Chriseden. The purpose of the Petition was to emphasize the hazardous conditions arising from the re-routing of Woodeden Dr. N.

All those canvassed were very much concerned about the problem and thus were supportive of the Petition. The one known dissenter was not approached because she had voiced her opinion rather vehemently on one previous occasion.

We, the undersigned, feel strongly that this Petition should be presented to Council at the earliest opportunity so that action can be initiated immediately. We are confident that you will support us in this endeavour, and that the residents of Woodeden Dr. N. and Chriseden will continue to enjoy the peace and tranquility to which they are accustomed.

Yours truly,



Attach.

L. W. Streete

G. F. Heck

